FORM No. WD-1

C.H. 245107

CHICAGO TITLE INSURANCE CO.
[illegible]
NASHVILLE, TENNESSEE 37238

STATE OF TENNESSEE
COUNTY OF
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $76,950.00

Donna Beasley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF JUNE 1984

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON — 1187 VULTEE BOULEVARD — NASHVILLE, TN 37217

NAME AND ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP, GROUP, PARCEL NUMBERS
Donald W. Ellis, et ux	~~Leader Federal Savings & Loan Assc.~~	6312 PAGE 905
(NAME)	(NAME)	
Harpeth Bend Drive	3325 West End Avenue	156-5
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37221	Nashville, Tennessee 37203	12
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, FOX RIDGE COMPANY, a Limited Partnership

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DONALD W. ELLIS AND WIFE, SHIRLEY ELLIS
(Shirley Ellis is also known as Shirley D. Ellis)

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

BEING Lot No. 782 on the plan of HARPETH WOODS SUBDIVISION, Section 4, First Addition, of record in Plat Book 5200, Page 635, Register's Office, Davidson County, Tennessee, to which reference is here made for a more complete and accurate description.

BEING part of the same property conveyed to FOX RIDGE COMPANY, a Limited Partnership of record in Book 6067, Page 852, Register's Office for said County .

THIS conveyance is subject to any and all zoning regulations, building restrictions, and set back lines, if any, easements and rights of way for public utilities.

THIS conveyance is subject to any and all restrictions and easements of record.

T 2 8 2 5 6

IDENTIF. REFERENCE

JUN 11 2 43 PM '84

FELIX A. WILSON III REGISTER
DAVIDSON COUNTY, TN

unimproved ( ) property, known as Harpeth Bend Drive, Nashville, Tennessee 37221
is improved (XX)
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heir and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out, and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand S this 4th day of June, 19 84

FOX RIDGE COMPANY, a Limited Partnership
FOX RIDGE HOMES, INC., General Partner

W.B. HUGHES BY: ALPHONSE H. DAVIS

Certificate of Limited Partnership of record in Book 6063, Page 891.

BOOK 6312 PAGE 906

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____ a Notary Public in and for said County and State, the within named _____

the bargainor ____ ____, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19____

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared W. B. Hughes and Alphonse H. Davis with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the Vice President and Vice President respectively of the Fox Ridge Homes, Inc. Corporation of General Partner Fox Ridge Company. the within named bargainor, and corporation, and that (he) (she) (they) as such Vice President and Vice President being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said W. B. Hughes as such Vice President, and attesting the same by the said Alphonse H. Davis as such Vice President

Witness my hand and official seal at office at Nashville on this the 4th day of June 19 84

My commission expires 4-14-87

Notary Public

WARRANTY DEED

FROM

FOX RIDGE COMPANY, a Limited Partnership

TO

DONALD W. ELLIS, Et Ux

RETURN TO:

SOUTHERN ESCROW COMPANY
1187 Vultee Boulevard
Nashville, Tennessee 37217

EDWARD SEDDON
ATTORNEY AT LAW
1187 Vultee Boulevard
Nashville, Tennessee 37217

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____

BOOK 6312 PAGE 907

CO -CONVEYANCE	CC -CERTIFIED COPY	MISC -MISCELLANEOUS
MO -MORTGAGE	REL -RELEASE	COTX -STATE TAX CONVEY
WD -WARRANTY DEED	UCC -UNIFORM COMMERCIAL CODE	MOTX -STATE TAX MORT
TD -TRUST DEED		PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			76550.00- CONT.	
			151.94 COTAX	
			.50 PRFEE	
			4.00 MDEED	
			CHECK	226.44-
4D1GA06/11/84			DEL	.01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12256

IDENTIF. REFERENCE

JUN 11 2 43 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0043045