B1435

FORM No. WD-1

CHICAGO TITLE INSURANCE CO.
FIRST AMERICAN CENTER
BRADRICK STREET
NASHVILLE, TENNESSEE 37238
BOOK 6315 PAGE 66

STATE OF TENNESSEE
COUNTY OF
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 62,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th 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	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
STEVEN S. MEANS, ET UX	LEADER FEDERAL SAVINGS & LOAN ASSC.	MAP 42-7-A
(NAME)	(NAME)	
1109 Pilgrim Court	3325 West End Avenue	97
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, Tennessee 37115	Nashville, Tennessee 37115	
(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

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Steven S. Means and wife Cheryl L. Means (Steven S. Means also known as Steven Scott Means) (Cheryl L. Means also known as Cheryl Lynn Means)

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. 315 on the Plan of Heritage Square, Phase Three, of record in Plat Book 5200, Page 539, Register's Office for said County, to which plan reference is hereby made for a full and complete legal description.

BEING the same property conveyed to FOX RIDGE COMPANY by quitclaim deed from C & S Builders, Inc. of record in Book _____, Page _____ Register's Office for said County.

THIS conveyance is subject to Restrictive Covenants of reocrd in Book 6071 Pages 766-779 and the Amendment to the Declaration of Restrictive Covenants of record in Book 6122, Pages 483 through 485.

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 existing restrictions and easements of record.

T 2893 I-
IDENTIF. REFERENCE
JUN 13 2 47 PM '84
FELIX A. ... II REGISTER
DAVIDSON COUNTY, TN

This is improved (XX) unimproved ( ) property, known as 1109 (House Number) Pilgrim Court (Street) , Madison (P.O. Address), TN 37115 (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 covey 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 7th day of June, 19 84

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

BY: W.B. HUGHES BY: ALPHONSE H. DAVIS

Certificate of Limited Partnership of record in Book 6063, Page 891, said Register's Office.

BOOK 6315 PAGE 66

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

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 (his/her oath/their several oaths) acknowledged (himself/herself/themselves) to be the Vice President and Vice President respectively of the Fox Ridge Homes, Inc. the within named bargainor, and corporation, and that (he/she/they) executed 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 7th day of June 19 84

My commission expires 1/19/88

Deborah P Beeler
Notary Public

BEDFORD • NOTARY PUBLIC • DAVIDSON COUNTY

WARRANTY DEED

FROM
FOX RIDGE COMPANY

TO
Steven S. Means, II, 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 6315 PAGE 67

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			162.50 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	169.00-
		4339A06/13/84	BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 2 8 9 3 1

IDENTIF. REFERENCE

JUN 13 2 47 PM '84

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No.0044119