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FILE BOX 3

FORM No. WD-1

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 75,400.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF July, 19 85

Notary Public

MY COMMISSION EXPIRES: 10-14-85

(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
Jeffrey R. Hearington	Atlantic Coast Mortgage Company	MAP 150-9
(NAME)	(NAME)	
3109 Cedarcliff Circle	3819 S. George Mason Dr.,Suite G	PARCEL 152
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Antioch, TN 37013	Baileys Crossroads, VA 22041	
(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 Jeffrey R. Hearington and wife, Joanna G. Hearington

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. 79, on the Subdivision Plan for Phase I, Forest View Park, Section V, or record in Plat Book 6250, Page 203, Register's Office for Davidson County, Tennessee, to which plat reference is herby made for a more complete description.

BEING part of the same property conveyed to Fox Ridge Company, by deed from Kate Barksdale Cain, Trustee, and John E. Cain III, of record in Book 6482, Page 832, Register's Office for said County.

THIS conveyance is subject to Restrictive Covenants of record in Book 6569, Page 294, Register's Office said County.

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

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

This is improved (XX) unimproved ( ) property, known as 3109 Cedarcliff Circle, Antioch, TN 37013
(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 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 26th day of July, 1985

Fox Ridge Company, a Limited Partnership
by Fox Ridge Company, Inc., General Partner

Attest:
W. B. Hughes, Vice-President

By:
Alphonse H. Davis, Vice-President

Certificat of Limited Partnership of record in Book 6063, Page 891, said Register's OFFICE.

STATE OF TENNESSEE
COUNTY OF

BOOK 5610 PAGE 934

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 Alphonse H. Davis, ~~or proved to me on the basis of satisfactory evidence~~ and W. B. Hughes with whom I am personally acquainted and who XXXXXX (his oath) XXXXX (himself) upon (their several oaths) acknowledged (themselves) to be the Vice-President and Vice-President respectively of the Fox Ridge Homes Inc. the within named bargainor, and corporation, and that XX (he) (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 Alphonse H. Davis as such Vice-President, and attesting the same by the said W. B. Hughes as such Vice-President All as the act and deed of the corporation as General Partner of Fox Ridge Company, a Limited Partnership.

Witness my hand and official seal at office at Nashville on this the 26th day of July 85

My commission expires 10-14-85

Notary Public

J 2 4 3 4 6

IDENTIF. REFERENCE

JUL 30 8 14 AM '85

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

FROM

Fox Ridge Company

TO

~~Jeffrey R. Hearington~~
Joanna G. Hearington

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

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RECEIVED OF _____

FOR _____

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
			75400.00- CAIT.	
			196.04 CSTAX	
			.50 PRFE	
			6.00 WDEED	
			CHECK 202.54-	
2282A07/30/85			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J 2 4 3 4 6

IDENTIF. REFERENCE

JUL 30 8 14 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 158370