FILE BOX 3 FORM No. WD-1

BOOK 6651 PAGE 356

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 83,200.00

Wanda H. Pratt
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF September 1985

Notary Public

MY COMMISSION EXPIRES: 2-18-89

(AFFIX SEAL)

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

NAME / ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Roger A. Pratt (NAME)	Atlantic Coast Mortgage Company (NAME)	MAP 150-5
357 Cedarcliff Road (STREET ADDRESS OR ROUTE NUMBER)	3819 S. George Mason Dr., Suite G (STREET ADDRESS)	PARCEL 351
Antioch, TN 37013 (CITY) (STATE) (P.O. ZIP)	Baileys Crossroads, VA 22041 (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 Co., a Limited Partnership

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Roger A. Pratt and wife, Wanda H. Pratt

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. 148, Subdivision Plan for Phase I, Forest View Park, Section V, of record in Plat Book 6250, page 203, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal 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 290, Register's Office for said County.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, easements and rights-of-way for public utilities.

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

3497.6

IDENTIFICATION REFERENCE

SEP 10 8 18 AM '85
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is improved (XX) unimproved ( ) property, known as 357 Cedarcliff Road, (House Number) (Street) Antioch, TN 37013 (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 covehant 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 6th day of September, 1985

BY: Fox Ridge Homes, Inc. General Partner — Fox Ridge Co.

Attest: W.H. Huges, Vice President

By: Alphonse H. Davis, Vice President

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

STATE OF TENNESSEE
COUNTY OF

BOOK 6651 PAGE 357

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. Davi and W.H. Huges or proved to me on the basis of satisfactory evidence (with whom I am personally acquainted and who XXXXXX 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) as such Vice President (they) 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.H. Huges 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 6th day of September 85 19

My commission expires 7-18-89

Dana C. Peel
Notary Public

WARRANTY DEED

FROM

Fox Ridge Co.

TO

~~Roger A. Pratt~~
Wanda H. Pratt

RETURN TO:

SOUTHERN ESCROW COMPANY
1187 Vultee Boulevard
Nashville, Tennessee 37217

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

FILE BOX 3

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6651 PAGE 358

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

83200.00- CAPIT.
216.32 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 222.82-
5165A09/10/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3 4 9 7 6

IDENTIFICATION REFERENCE

SEP 10 8 18 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 170935