FORM No. WD-1

FILE BOX 3

BOOK 6694 PAGE 280

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 69,100.00

Richard Allen Dee
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF October, 1985

Notary Public

MY COMMISSION EXPIRES: 10-14-88

(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
Richard Allen Dee		Atlantic Coast Mortgage Company			MAP 42-7-A
(NAME)		(NAME)			
565 Heritage Lane		3819 S. George Mason Dr.,Suite G			PARCEL 155
(STREET ADDRESS OR ROUTE NUMBER)		(STREET ADDRESS)			
Madison, TN 37115		Baileys Crossroads, VA 22041			11D-93271
(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 Richard Allen Dee and wife, Ruth E. Dee

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. 415 on the Plan of Heritage Square, Phase Four of record in Plat Book 6250, page 178, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Fox Ridge Company by deed from James M. Fischer, Jr. and wife, Mary V. Fischer of record in Book 6639, page 438, Register's Office for Davidson County, Tennessee.

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

This conveyance is subject to Restrictive Covenants of record in Plat Book 6250, page 178, and Book 6407, page 59 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.

4815 3

IDENTIFICATION REFERENCE

Oct 29 8 06 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is ( ) unimproved (XX) property, known as 565 Heritage Lane, (House Number) (Street) Madison, TN 37115 (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 25th day of October, 1985

BY: Fox Ridge Homes, Inc. a General Partner

Attest: W. B. Hughes, Vice President

Fox Ridge Company
By: Alphonse H. Davis, Vice President

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

948

BOOK 6694 PAGE 281

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 ~~Alphonse H. Davis~~ and ~~W. B. Hughes~~ 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. ~~Partnership~~ 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. B. Hughes~~ as such ~~Vice President~~

All as the act and deed of the corporation as Genera; Partner of FOX RIDGE COMPANY, a Limited Partnership

Witness my hand and official seal at office at ~~Nashville~~ on this the ~~25th~~ day of ~~October~~ 85

My commission expires ~~10-19-89~~

_____
Notary Public

NOTARY PUBLIC AT LARGE STATE OF ILLINOIS

WARRANTY DEED

FROM
Fox Ridge Company

TO
Richard Allen Dee
Ruth E. Dee

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 6694 PAGE 282

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
			175.00 [illegible]	
			.50 PRPF	
			6.00 WDEED	
			CHECK 186.15	
			0948A10/29/85 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

48153

IDENTIFICATION REFERENCE

OCT 29 8 05 AM '85

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY

No. 186297