BOOK 6717 PAGE 405 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 $ 55,300.00

Richard A. Perry
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF November 19 85

Notary Public

MY COMMISSION EXPIRES: 4-7-88

(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 A. Perry | Atlantic Coast Mortgage Company | MAP 42-7-A |
| (NAME) | (NAME) | |
| 1004 Pewter Court | 3875 University Drive | PARCEL 77 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Madison, TN 37115 | Fairfax, VA 22030 | 11D-92966 |
| (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, C & S Builders, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard A. Perry and Barbara J. Turner, both unmarried

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. 332 on the Plan of Heritage Square, Phase Three of record in Plat Book 5200, page 744, 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 C & S Builders, Inc. by deed from James M. Fischer, Jr. and wife Mary V. Fischer of record in Book 6222, page 44, Register's Office for said County.

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 5200, page 744, Book 6122, page 483 and Book 6071, page 766 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.

55924

IDENTIFICATION REFERENCE

Nov 26 8 25 AM '85

FELIX Z. WILSON III REGISTER DAVIDSON COUNTY, TN

This is improved ( XX ) unimproved ( ) property, known as 1004 Pewter Court, Madison, TN 37115
(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 21st day of November, 1985

Attest: W. B. Hughes, Vice President

C & S Builders, Inc.
By: Alphonse H. Davis, Vice President

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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 ~~XXXXXX~~ with whom I am personally acquainted and who ~~XXXXXX~~ upon (their several oaths) acknowledged (themselves) to be the Vice President and Vice President respectively of the C & S Builders, 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. B. Hughes as such Vice President

Witness my hand and official seal at office at Nashville on this the 21st day of November 85

My commission expires 7-18-87

_____
Notary Public

**WARRANTY DEED**

**FROM**

C & S Builders, Inc.

**TO**

Richard A. Perry
Barbara J. Turner

**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 6717 PAGE 407

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 |
|---|---|---|---|---|
| | | | 55303.00- CONT. | |
| | | | 143.78 CSTAX | |
| | | | .50 PRFEE | |
| | | | 6.00 MDEED | |
| | | | CHECK 150.28- | |
| 01 67A | 11/26/85 | | BAL .00 | |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5 5 9 2 4

IDENTIFICATION REFERENCE

Nov 26 8 25 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 195292