BOOK 7347 PAGE 390 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 $ 90,500.00

Geneva M. Buford
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF August, 19 87

Notary Public

MY COMMISSION EXPIRES

(AFFIX SEAL)

NOTARY PUBLIC LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

EDWARD SEDDON —25 CENTURY BOULEVARD, SUITE 405—NASHVILLE, TN 37214

NAME • ADDRESS		
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Geneva M. Buford	Atlantic Coast Mortgage Company	MAP 150-9-A
(NAME)	(NAME)	
3332 Calais Circle	3975 University Drive	PARCEL 16
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Antioch, Tennessee 37013	Fairfax, VA 22030	2D-76310
(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 Geneva M. Buford, 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. 170 on the Plan of Forest View Park, Section VII of record in Plat Book 6900, page 162, 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, a Limited Partnership by deed from Kate Barksdale Cain, Trustee and John E. Cain III of record in Book 6955, page 268, 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 Book 7079, page 472 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.

6340 6.

IDENTIFICATION REFERENCE

SEP 9 8 19 AM '87

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

This is improved ( ) unimproved (X) property, known as 3332 Calais Circle, Antioch, Tennessee 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 heirs 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 convey 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.

a Limited Partnership

Witness our hand s this 31st day of August, 19 87

Fox Ridge Company
By: Alphonse H. Davis, President

Fox Ridge Homes, Inc., General Partner
Attest: Deborah P. Buford, Vice-President

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

BOOK 7347 PAGE 391

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~~ the undersigned

Before me, Alphonse H. Davis, a Notary Public within and for the State and County aforesaid, personally appeared Deborah P. Buford and _____ with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the President and Vice-President respectively of the Fox Ridge Homes, Inc. the within named bargainor, and corporation, and that ~~XXX~~ (they) as such 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 President, and attesting the same by the said Deborah P. Buford as such Vice-President. All as the act and deed of Fox Ridge Homes, Inc. General Partner of Fox Ridge Company, a Limited Partnership

Witness my hand and official seal at office at Nashville on this the 31st day of August 19 87

My commission expires Sept. 11, 1990

_____
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENN.

WARRANTY DEED

FROM

Fox Ridge Company

TO

~~Geneva M. Buford, unmarried~~

RETURN TO:

CUMBERLAND TITLE COMPANY, INC.
25 Century Boulevard, Suite 405
Nashville, TN 37214

EDWARD SEDDON
ATTORNEY AT LAW
25 Century Boulevard, Suite 405
Nashville, TN 37214

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7347 PAGE 392

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

90500.00- CONT.
253.40 CSTAX
.50 PRFEE
6.00 ADD'D
CHECK 259.90-
9/7/87 09/87 CAL .70

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6340 6

IDENTIFICATION REFERENCE

SEP 9 8 19 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 14198