BOOK 7351 PAGE 551

FORM No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $98,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF September 1987.

Notary Public

MY COMMISSION EXPIRES: 11/12/89

(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

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
Kevin D. Monahan	SAME	161-10-A
(NAME)	(NAME)	
5437 Village Way		80
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37211		
(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 Kevin D. Monahan and wife, Noreen B. Monahan

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. 4 on the Plan of Villages of Brentwood, Phase One, of record in Book 5200, Page 613, in the Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate description.

BEING part of the same property conveyed to Fox Ridge Company, a Limited Partnership by deed from George T. Hicks and wife, Sallie R. Hicks of record in Deed Book 6539, Page 546, Register's for Davidson County, Tennessee.

THIS conveyance is subject to a Declaration of Covenants, Conditions and Restrictions, of record in Book 6143, page 11, said Register Office.

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

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

6495

IDENTIFICATION REFERENCE

SEP 14 2 18 PM '87

DAVIDSON COUNTY, TN

This is unimproved ( ) improved (XX) property, known as 5437 Village Way, Nashville, Tennessee 37211
(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.

Witness my hand this 11th day of September, 19 87

Fox Ridge Homes, a Limited Partnership
BY: Fox Ridge Homes, Inc., General Partner

John E. Cain, CFO

BY: John E. Cain, III

CERTIFICATE OF LIMITED PARTNERSHIP OF RECORD IN BOOK 6063, PAGE 891, REGISTER'S OFFICE DAVIDSON COUNTY, TENNESSEE.

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STATE OF TENNESSEE
COUNTY OF D

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 John E. Cain, III and _____ with whom I am personally acquainted and who upon (his/their several oaths) acknowledged (himself/themselves) to be the Chief Executive Officer and _____ respectively of the Fox Ride Homes, Inc. the within named bargainor, and corporation, and that (he) as such Chief Executive Officer and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said John E. Cain, III as such Chief Executive Officer, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at Nashville, Tennessee on this the 11th day of September 19 87 All as the act and deed of the corporation, as Gener Partner of Fox Ridge Company, a Limited Partnership.

My commission expires 1/19/88

Deborah R. Bynum
Notary Public

WARRANTY DEED

FROM
Fox Ridge Company, a Limited Partnership

TO
Kevin D. Monahan, et ux

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 _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - 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- CAMT.
253.40 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 259.90-
2273A09/14/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6495 I.

IDENTIFI REFERENCE

SEP 14 2 18 PM '87

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 15956