BOOK 7594 PAGE 119

FORM N. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON FILE BOX 3
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 57,950.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 30th DAY OF June 19 88

Notary Public

MY COMMISSION EXPIRES: 5-8-91

(AFFIX SEAL)

**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 |
| Michael D. Murrian | | Atlantic Coast Mortgage Company | | | MAP 61-5-A |
| (NAME) | | (NAME) | | | |
| 425 Lemont Drive | | 3975 University Drive | | | PARCEL 34 |
| (STREET ADDRESS OR ROUTE NUMBER) | | (STREET ADDRESS) | | | |
| Nashville, Tennessee 37216 | | Fairfax, VA 22030 | | | |
| (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 Michael D. Murrian and Janet E. Smith, 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 Unit No. 106 Condominium Site Plan, Phase I of Poplar Glen of record in Plat Book 6900, page 646, 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, a Limited Partnership by deed from Al Davis, Trustee of record in Book 7548, page 910, 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 any and all zoning regulations, building restrictions and setback lines, if any, easements and rights-of-way for public utilities.

47359

IDENTIFICATION REFERENCE

JUL 8 8 08 AM '88

RECEIVED FOR RECORD
WILLIAM R. MCCONNICO, REGISTER
DAVIDSON COUNTY, TN

4900 07/08 0101 03CHECK 197.57

unimproved ( ) This is improved ( XX ) property, known as 425 Lemont Drive, Nashville, Tennessee 37216
(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 our hand s this 30th day of June, 19 88

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 7594 PAGE 120

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 Deborah P. Buford, with whom I am personally acquainted and who upon (his/her/their several oaths/affirmations/acknowledged) (himself/herself/themselves) to be the President and Vice President respectively of Fox Ridge Homes, Inc., the within named bargainor, and corporation, and that (he/she/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 30th day of June 19 88.

My commission expires 5-8-91

Notary Public

NOTARY PUBLIC
STATE OF TENNESSEE
AT LARGE

---

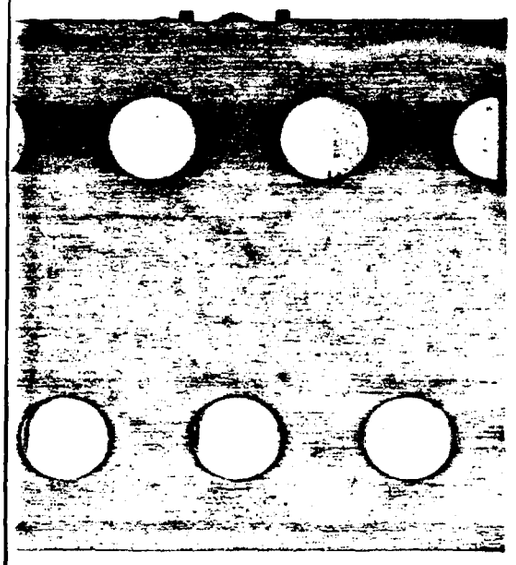
WARRANTY DEED

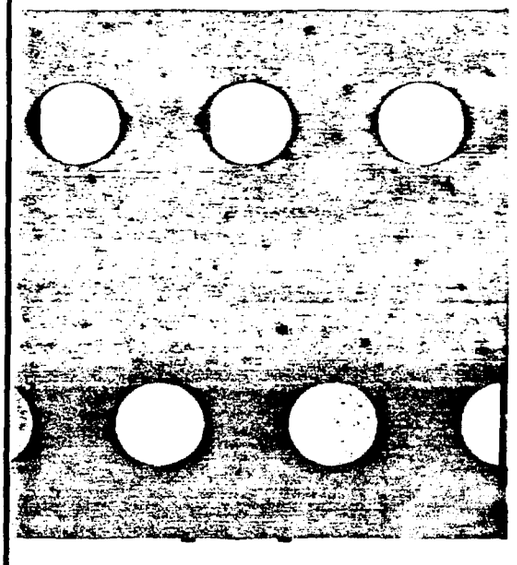
FROM
Fox Ridge Company, a Limited Partnership

TO
Michael D. Murrian and Janet E. Smith,
both 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 7594 PAGE 121

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | | CAMT 57950.00 |
| | | | | CON TX 191.07 |
| | | | | PRFEE 0.50 |
| | | | | WDEED 6.00 |
| | | | | TOTAL 197.57 |
| | | | | CHECK 197.57 |
| | | | 07/08/88 01 | 08:08 0001 4800 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

47359

IDENTIFICATION REFERENCE

JUL 8 8 08 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

**No.** 110653