Book 14

FORM N. WD-1

5050
320213:8

BOOK 7637 PAGE 296

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 65,450.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF August 19 88

Notary Public

MY COMMISSION EXPIRES 3/3/90

(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
Phil Pearsall	Fidelity Federal Savings & Loan Assc.	161-73
(NAME)	(NAME)	
355 Yorkshire Circle	401 Union Street	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37211	Nashville, TN 37219	
(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 Phil Pearsall, 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. F-602 on the Resubdivision of Lot 2, Phase IV, Villages of Brentwood of record in Plat Book 6900, Page 614, 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 Book 7396, Page 299, said Register's Office.

THIS conveyance is subject to Restrictive Covenants of record in Book 7231, Page 789, said Register's Office and as amended and made applicable in Book 7494, Page 689, said Register's 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.

62507

IDENTIFICATION REFERENCE

AUG 26 3 10 PM '88

FELIX Z WILSON REGISTER
DAVIDSON COUNTY, TN

unimproved ( ) This is improved (XX) property, known as 355 (House Number) Yorkshire Circle (Street) Nashville, TN 37211 (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 25th day of August 19 88

FOX RIDGE COMPANY, A LIMITED PARTNERSHIP
BY: FOX RIDGE HOMES, INC., GENERAL PARTNER

BY: ALPHONSE H. DAVIS

BY: DEBORAH P. BUFORD

BOOK 7637 PAGE 297

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 WILLIAMSON

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 (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 (he) as such President and (they) 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.

Witness my hand and official seal at office at Brentwood, TN this the 25th day of August, 88.

My commission expires Jan. 11, 1992

Ann H. McKnight
Notary Public

ANN H. McKNIGHT NOTARY PUBLIC AT LARGE STATE OF TENN.

WARRANTY DEED

FROM
Fox Ridge Company, a Limited Partnership

TO
Phil Pearsall, 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

1444 08/26 0101 03CHECK 222.50

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7637 PAGE 298

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 65450.00
CON TX 215.82
PRFEE 0.50
WDEED 6.00
TOTAL 222.32
CHECK 222.32

08/26/88 01 15:13 0001 1444

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

625 07

IDENTIFICATION REFERENCE

AUG 26 3 10 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 127947