3203267.6
5657

COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER. FOR THIS TRANSFER IS $ 77,950.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME. THIS THE 30th DAY OF May 19 89

Notary Public

MY COMMISSION EXPIRES: March 27, 1993

(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
JOHN Jeffrey Verble			FIDLELITY FEDERAL SAVINGS & LOAN			P/O 88-9-A-200
(NAME)			(NAME)			
1108 TRACETON COURT			401 UNION STREET			2D-76296
(STREET ADDRESS OR ROUTE NUMBER)			(STREET ADDRESS)			
ANTIOCH, TN 37013			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 HOMES, INC.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHN JEFFREY VERBLE AND WIFE TRUDIE B.WILLIAMS VERBLE

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. 273 on the Plan of Forest View Park, Section VIII as of record in Plat Book 6900, Page 633, 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 C & S Builders, Inc. by deed from Fox Ridge Company, a Limited Partnership of record in Book 7562, Page 934, Register's Office for Davidson County, Tennessee. By instrument of record in Book 7634, Page 226, the name of the corporation was changed to Fox Ridge Homes, Inc.

THIS conveyance is subject to Restrictive Covenants of record in Book 7079, Page 472 and as made applicable in Book 7522, Page 905, said Register's Office.

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

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

This is unimproved (XX) improved ( ) property, known as 1108 Traceton Court, Antioch, TN 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.

Witness our hand s this 30th day of May, 19 89

FOX RIDGE HOMES, INC.

BY: Alphonse H. Davis

ALPHONSE H. DAVIS

Deborah P. Buford

DEBORAH P. BUFORD

BOOK 7853 PAGE 538

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 (his oath / their several oaths) acknowledged (himself / 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 (they) Vice President 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 Alphosne 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, T N on this the 30th day of MAY 89

My commission expires March 27, 1993

Notary Public

1398 05/31 0101 03CHECK 263.57

WARRANTY DEED

FROM

FOX RIDGE HOMES, INC.

TO

JOHN J. VERBLE AND TRUDY B. WILLIAMS

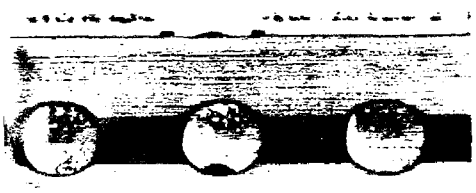
RETURN TO:

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

3735

MAY 31 3 49 PM '89



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7853 PAGE 539



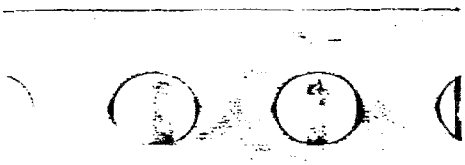
CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

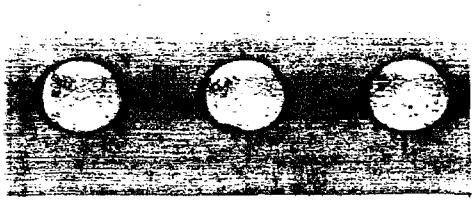
DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 77950.00
MOR TX 257.07
ERR CO
MOR TX 257.07-
CON TX 257.07
PRFEE 0.50
MISC 6.00
TOTAL 263.57
CHECK 263.57



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/31/89 01 15:51 0001 1398



37305

TWENTY-FIFTH REPORT

MAY 31 3 49 PM '89

FELIX Z. WILSON, II
REGISTER

No. 214756