BOOK 7872 PAGE 1

FORM NO. WD-1

G#5737
542625.3
Box 14

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 22nd DAY OF May, 19 89
Notary Public
MY COMMISSION EXPIRES: 3/8/93
(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 |
|---|---|---|
| Ann Kimball Troup (NAME) | Fidelity Federal Savings & Loan (NAME) | 161-246 |
| 418 English Ivy Drive (STREET ADDRESS OR ROUTE NUMBER) | 401 Union Street (STREET ADDRESS) | LDU-82898 |
| Nashville, TN 37211 (CITY) (STATE) (P.O. ZIP) | Nashville, TN 37219 (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 Ann Kimball Troup, 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. M-70 on the Plan of Villages of Brentwood, Phase VII as of record in Plat Book 6900, Page 777, 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 7231, Page 789, and as made applicable in Book 7472, Page 108, said Register's Office.

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

4 3:8 3 4
IDENTIFICATION REFERENCE
JUN 23 2 07 PM '89
FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

8255 06/23 0101 03CHECK 222-32

( ) unimproved ( ) property, known as
This is improved (XX )
418 English Ivy Drive, Nashville, TN 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 our hands this 22nd day of June, 19 89

FOX RIDGE HOMES, INC.
BY: W. B. Hughes
W. B. HUGHES

Deborah P. Buford
DEBORAH P. BUFORD

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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 W. B. Hughes and Deborah P. Buford with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the Executive Vice President and Vice President respectively of the Fox Ridge Homes, Inc., the within named bargainor, and corporation, and that ~~he~~ (they) as such Executive Vice President and Vice President being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said W. B. Hughes and attesting the same by the said Deborah P. Buford as such Executive Vice President and as such Vice President.

Witness my hand and official seal at office at Nashville, Tennessee on this the 22nd day June 19 89

My commission expires March 11, 1990

Lisa A. Weeks
Notary Public

LISA A. WEEKS NOTARY PUBLIC DAVIDSON COUNTY, TN

WARRANTY DEED

FROM

FOX RIDGE HOMES, INC.

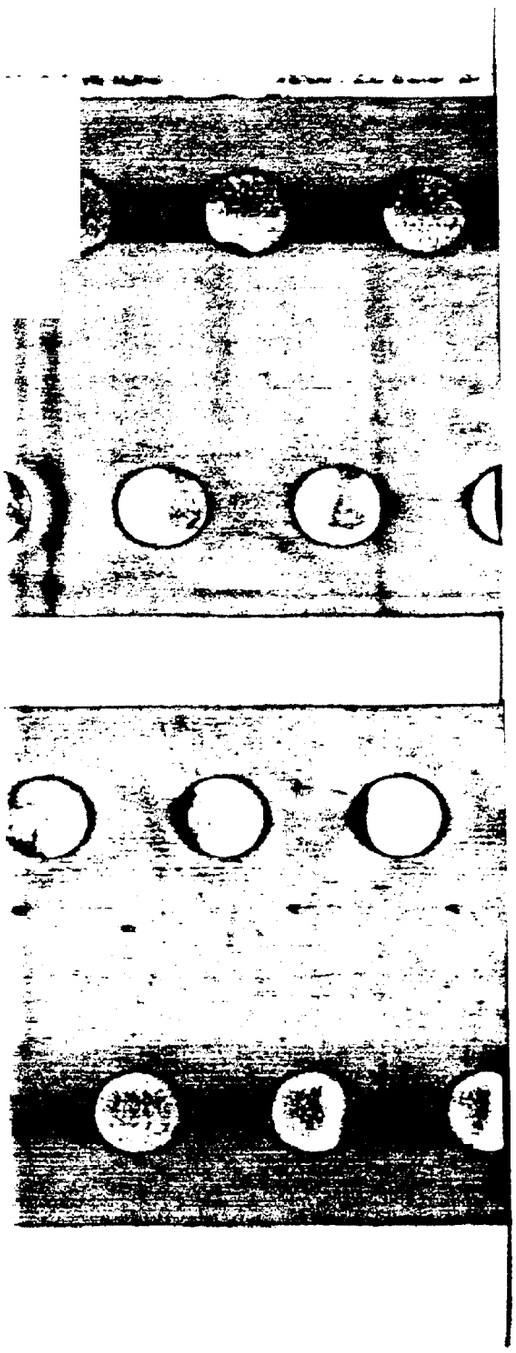
TO

ANN KIMBALL TROUP, 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 _____

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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 65450.00 |
| | | | | CON TX 215.82 |
| | | | | PRFEE 0.50 |
| | | | | MDEED 6.00 |
| | | | | TOTAL 222.32 |
| | | | | CHECK 222.32 |
| | | | 06/23/89 01 | 14:08 0001 8255 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4 3 8 3 4

IDENTIFICATION REFERENCE

Jun 23 2 07 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 222549