Box 14

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FORM S. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $167,900.00

Deborah P. Buford
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF January 1990

Notary Public

MY COMMISSION EXPIRES: 3/25/93

(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
GARLAND E. CARR	FIDELITY FEDERAL SAVINGS & LOAN		MR 134-9-34
(NAME)	(NAME)		
3665 ATKINS DRIVE	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 HOMES, INC.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO GARLAND E. CARR, III ET UX. JACQUELINE S. CARR

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. 10 on the Plan of Woodland Hills, Phase One, as of record in Plat Book 6900, Pages 666,667,668 and 669 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 Homes, Inc. by deed from VISTA MORTGAGE & REALTY, Inc., a Deleware Corporation of record in Book 7943, Page 902, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to a Declaration of Covenants, Conditions and Restrictions of record in Book 7632, Page 947, in the Register's Office for Davidson County, Tennessee.

THIS conveyance is subject 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.

unimproved ( ) property, known as 3665 Atkins Drive, Nashville, TN 37211
This is improved (XX)
(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 31st day of January, 19 90

FOX RIDGE HOMES, INC.
BY: Alphonse H. Davis Deborah P. Buford

ALPHONSE H. DAVIS DEBORAH P. BUFORD

STATE OF TENNESSEE
COUNTY OF

BOOK 8038 PAGE 8

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 ~~his oath~~ ~~himself~~ 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 (they) 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

Witness my hand and official seal at office at Nashville, TN on this the 31st day of January 1990

My commission expires 1/23/94

Lisa Ann Woelk
Notary Public

LISA A. WOELK NOTARY PUBLIC DAVIDSON CO. TN.

WARRANTY DEED

FROM
FOX RIDGE HOMES, INC.

TO
GARLANDECARR, ET UX

RETURN TO:
CUMBERLAND TITLE COMPANY, INC.
25 Century Boulevard, Suite 405
Nashville, TN 37214

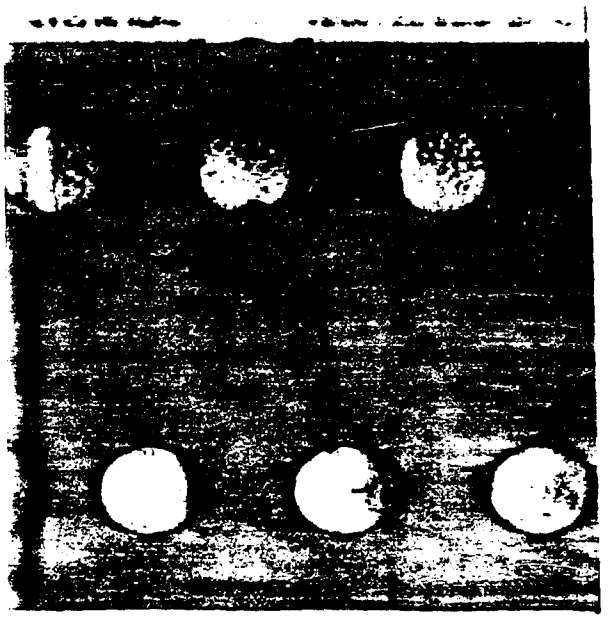
EDWARD SEDDON
ATTORNEY AT LAW
25 Century Boulevard, Suite 405
Nashville, TN 37214

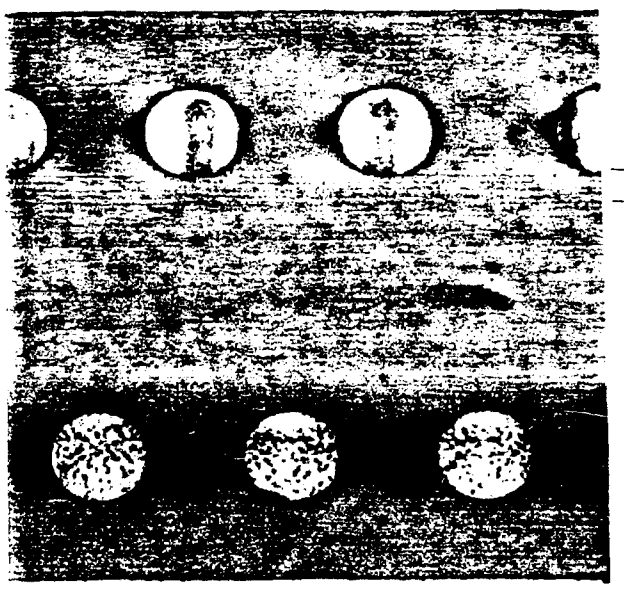
IDENTIF. REFERENCE

FEB 1 3 35 PM '90
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY TN.

0097 6

9475 02/01 0101 03CHECK 350.00





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 TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 103975.00

CON TX	343.20
PRFEE	1.00
WDEED	6.00
TOTAL	350.20
CHECK	350.20

02/01/90 01 15:32 0001 9475

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

00976

IDENTIF. REFERENCE

FEB 1 3 35 PM '90

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY TN.

No. 289515