FILE BOX 3

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 60,200.00

Todd D. Chatman
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF March 19 90

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
**EDWARD SEDDON, ATTORNEY AT LAW**

25 Century Blvd. - Suite 405, Nashville, TN 37214 111 West College Street, Murfreesboro, TN 37130 719 N. Second Street, Clarksville, TN 37040

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Todd D. Chatman (NAME) | Fairfield Financial Associates of Tennessee (NAME) | MAP 52-13-A |
| 2523 Sonar Street (ADDRESS) | 50 Century Boulevard, Suite 450 (ADDRESS) | PARCEL 70 |
| Nashville, Tennessee 37214 (CITY) (STATE) (ZIP) | Nashville, Tennessee 37214 (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 Todd D. Chatman and wife, Brooke L. Chatman

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. 70 of the Condominium Site Plan, Phase II-B of River Glen, Planned Unit Development, plan of record in Plat Book 6900, page 819 amending revised Phase II A & B, River Glen of record in Plat Book 6900, page 808, all of record in the Register of Deeds 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 Homes, Inc. by deed from Julius Doochin, Trustee of record in Book 7724, page 283, 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 Restrictive Covenants of record in Plat Book 6900, page 671, Plat Book 6900, page 819, Book 7566, page 571 and Book 7724, page 293, Register's Office for said County.

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.

unimproved ( )
This is improved ( X ) property, known as 2523 Sonar Street, Nashville, Tennessee 37214
(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 16th day of March, 19 90

Fox Ridge Homes, Inc.
By: Alphonse E. Davis
Alphonse E. Davis, President

Attest: Deborah P. Buford
Deborah P. Buford, Vice President

BOOK 8068 PAGE 187

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 or proved to me on the basis of satisfactory evidence, 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 their oath(s) acknowledged themselves to be the President and Vice President respectively of the Fox Ridge Homes, Inc. the within named bargainor, and corporation, and that 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.

Witness my hand and official seal at office at Nashville, TN on this the 16th day of March 19 90 .

My commission expires 7-13-91

Judy Bizzell
Notary Public

NOTARY PUBLIC STATE OF TENNESSEE LARGE

I 2 1 0 8

IDENTIF. REFERENCE

MAR 20 10 44 AM '90

DAVIDSON COUNTY TN.

3981 03/20 0101 03CHECK 205.66



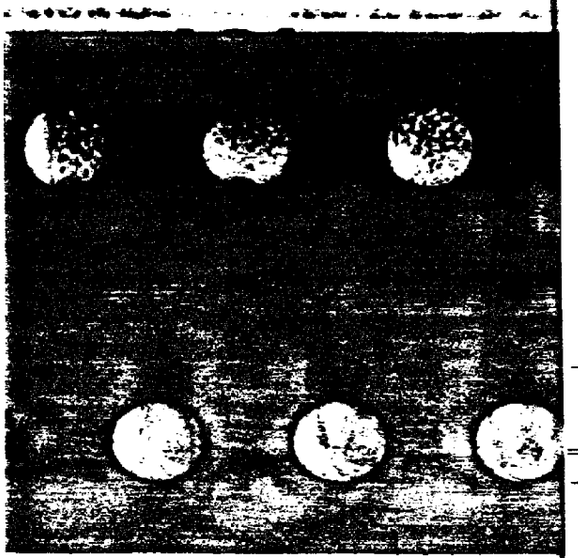
WARRANTY DEED

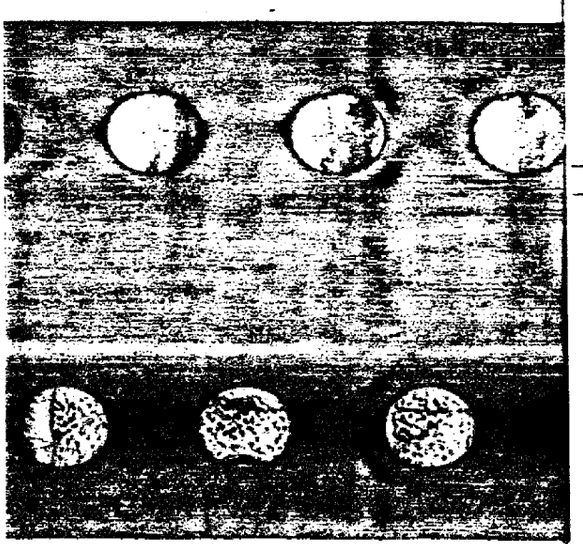
FROM
Fox Ridge Homes, Inc.

TO
Todd D. Chatman and wife, Brooke L. Chatman

RETURN TO:
CUMBERLAND TITLE COMPANY
☒ 25 Century Blvd. - Suite 405 Nashville, Tennessee 37214
☐ 111 W. College Street Murfreesboro, Tennessee 37130
☐ 719 N. Second Street Clarksville, Tennessee 37040

EDWARD SEDDON
ATTORNEY - AT - LAW





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

RECEIVED OF _____

FOR _____

BOOK 8068 PAGE 188

| | | |
|---|---|---|
| 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 60200.00
CON TX 198.66
PRFEE 1.00
WDEED 6.00
TOTAL 205.66
CHECK 205.66

03/20/90 01 10:43 0001 3981

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 2108

CROSS REFERENCE

MAR 20 10 44 AM '90

FELIX Z. WILSON II
DAVIDSON COUNTY TN.

No. 302428