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FORM N. WD-1

STATE OF TENNESSEE
COUNTY OF Coffee

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $71,000.00

Dana A. Ballou
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF April, 1990

Theresa L. Green
Notary Public

MY COMMISSION EXPIRES: 4-2-93

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON —25 CENTURY BOULEVARD, SUITE 405—NASHVILLE, TN 37214

NAME ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DANA A. BALLOU (NAME)	Dana A. Ballou c/o First Federal Mail (NAME)	
512 Forest Pointe Place (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 1718 (STREET ADDRESS)	150
Antioch, TN 37013 (CITY) (STATE) (P.O. ZIP)	Tullahoma TN 37388 (CITY) (STATE) (ZIP)	PAR 238

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 DANA A. BALLOU, 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:

A certain condominium apartment in Davidson County, Tennessee being Unit No. 512 of Forest Pointe Condominiums, of record in Plat Book 6900, Page 930, Book 7900, Page 16 and Final revisions in Book 8050, Page 853, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate description.

BEING the same property conveyed to Fox Ridge Homes, Inc. by deed from John E. Cain, III and Kate Barksdale Cain, Trustee under the residugry trust created by the will of John E. Cain, Jr. deceased with full power to convey as provided by his Last Will and Testament as of record in Book 7752, Page 250, said Register's Office.

THIS conveyance is subject to a Declaration of Covenants & Restrictions of record in Book 7075, Page 790 and as corrected in Book 7079, Page 424, said Register's Office.

The Premises herein insured is a condominium apartment established pursuant to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the administration thereof; also subject to the easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including without limitations all conditions, covenants, restrictions, options, burdens assessments, and other undertakings contained in the Master Deed establishing a Horizontal Property

* This is unimproved ( ) improved ( ) property, known as 512 Forest Pointe Place 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 April, 19 90

FOX RIDGE HOMES, INC,
BY:

Alphonse H. Davis
ALPHONSE H. DAVIS

Deborah P. Buford
DEBORAH P. BUFORD

STATE OF TENNESSEE
COUNTY OF

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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 (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 Brentwood, TN on this the 30th day of April 19 90

My commission expires ~~1/11/92~~ 1/23/94

Lisa Ann Wall
Notary Public

* Regime of Forest Pointe Condominiums of record in Book 7801, Page 463 amended in Book ____, Page _____, Register's Office for said County.

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.

339255

IDENTIFICATION REFERENCE

Jun 14 9 49 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

FROM

FOX RIDGE HOMES, INC.

TO

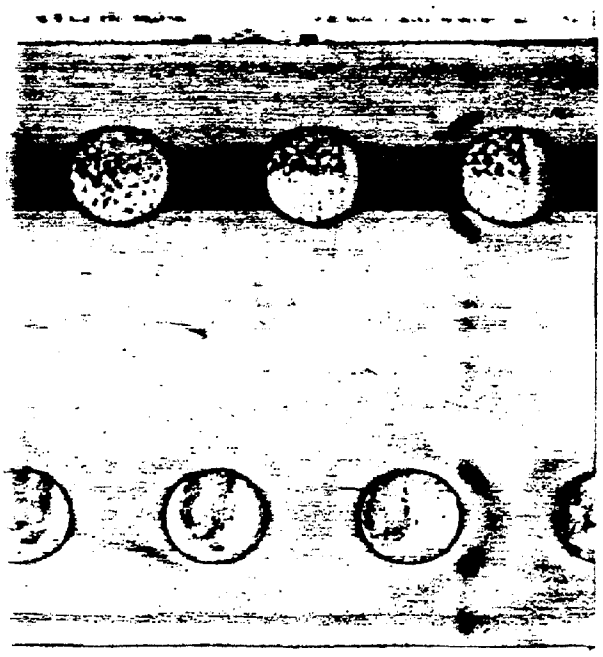
DANA A. EALLOU, UNMARRIED

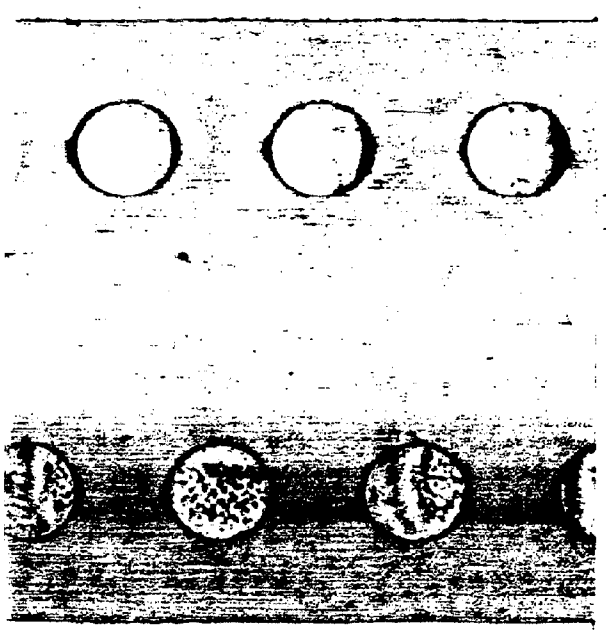
RETURN TO:

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

0389 06/14 0101 03CHECK 241.30

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	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 71000.00
CON TX 234.30
PRFEE 1.00
WDEED 6.00
TOTAL 241.30
CHECK 241.30
06/14/90 01 09:50 0001 0389

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

33925

IDENTIFT REFERENCE

JUN 14 9 49 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 328039