FILE IN BOX #14

FORM No. WD-1

#6957-2

BOOK 8298 PAGE 902

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $81,675.00

Anthony W. Hodges
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 22nd DAY OF February, 1991

Notary Public

MY COMMISSION EXPIRES: 7/23/94

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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
ANTHONY W. HODGES etux	MORTGAGEE: FIDELITY FEDERAL BANK, FSB	MAP 63-16B
(NAME)	(NAME)	
1101 DAWNWOOD DRIVE	401 UNION STREET	PARCEL 189
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
OLD HICKORY, TN 37138	NASHVILLE, TN 37219	FB# 04D-92970
(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 ANTHONY W. HODGES AND WIFE, MARTHA A. HODGES as tenants by the entirety

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. 271 on the Plan of Hampton Park, a Planned Unit Development, of record in Plat Book 6900, Page 405, amended in Plat Book 6900, Pages 550 thru 552, corrected in Book 7462, Page 445, surveyors certificate of correction in Book 8110, Page 401 and amended in Book 818, Page 112, 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 Barclays-American/Mortgage Corporation, a North Carolina Corporation, of record in Book 8218, Page 810, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions land 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.

DESCRIPTION DERIVED FROM RECORDED PLAT AS SET OUT ABOVE, PREPARED BY MORROW & ASSOCIATES, INC., 2825 Dogwood Place, Nashville, TN 37204, Jerry L. Morrow, Registered Land Surveyor, Tennessee No. 777.

unimproved ( ) This is improved (XXX) property, known as 1101 Dawnwood Drive, Old Hickory, TN 37138
(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 22nd day of February, 1991

FOX RIDGE HOMES, INC.
BY: Alphonse H. Davis

ALPHONSE H. DAVIS

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 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 C.E.O. and Vice President respectively of the Fox Ridge Homes, Inc. the within named bargainor, and corporation, and that (he) as such C.E.O. (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 C.E.O., 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 22nd day of February 19 91

My commission expires 1/11/92

Anne H. McKnight
Notary Public

ANNE H. McKNIGHT NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

FROM
FOX RIDGE HOMES, INC.

TO
ANTHONY W. HODGES, 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

95246

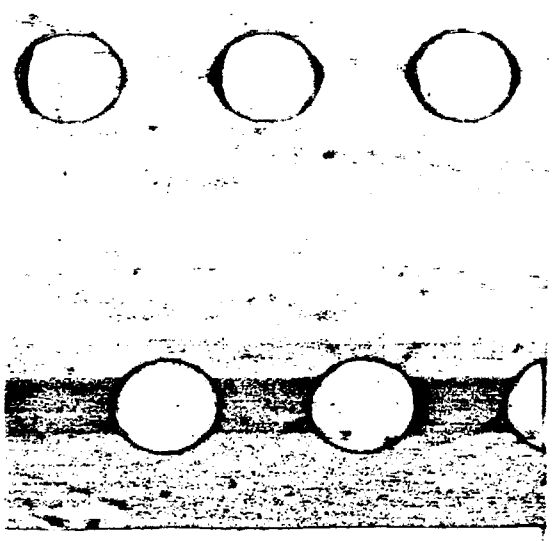
IDENTIF. REFERENCE

FEB 26 11 02 AM '91

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

9668 02/26 0101 03CHECK 276.61





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8298 PAGE 904

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 81675.00
CON TX 269.61
PRFEE 1.00
WDEED 6.00
TOTAL 276.61
CHECK 276.61

02/26/91 01 11:04 0001 9668

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

95246

IDENTIF. TREFERENCE

FEB 26 11 02 AM '91

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 399919