Box 14 FORM NO. WD-3

BOOK 8434 PAGE 876

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 90,450.00

James William Shelton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF AUGUST, 19 91

Notary Public

MY COMMISSION EXPIRES: 4/10/94

(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
JAMES W. SHELTON	FIDELITY FEDERAL BANK	Map 63-16B
(NAME) 1200 Springwood Drive	(NAME) 401 Union Street	Parcel 108
(STREET ADDRESS OR ROUTE NUMBER) Old Hickory, TN 37138	(STREET ADDRESS) Nashville, TN 37219	04D-92889
(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 JAMES W. SHELTON, 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. 190 Hampton Park (formerly Chitwood Downs), as of record in Plat Book 6900, Page 405 as amended in Book 6900, Page 550 thru 552 and corrected in Book 7462, Page 445 and amended in Book 8181, 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 of record in Book 8403, Page 264, said Register's Office.

THIS conveyance is subject to Covenants, Conditions and Restrictions of record in Book 7351, Page 852 and as amended in Book 7451, Page 739, said Register's Office.

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.

DESCRIPTION DERIVED FROM RECORDED PLAT AS SET OUT ABOVE, PREPARED BY CHARLES PHILLIP CLINARD, 234 Harding Place, Nashville, TN 37205, Registered Land Surveyor, Tennessee No. 1032.

unimproved ( ) / This is improved (XX) property, known as 1200 Springwood 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 30th day of August, 19 91

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

ALPHONSE H. DAVIS DEBORAH P. BUFORD

BOOK 8434 PAGE 877

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) / (they) as such C.E.O. and Vic ePresident 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 30th day of August 91

My commission expires 1/11/92

Anne H. Wright
Notary Public

ANNE H. WRIGHT NOTARY PUBLIC AT LARGE STATE OF TENN.

WARRANTY DEED

FROM

FOX RIDGE HOMES, INC.

TO

JAMES W. SHELTON, UNMARRIED

RETURN TO:

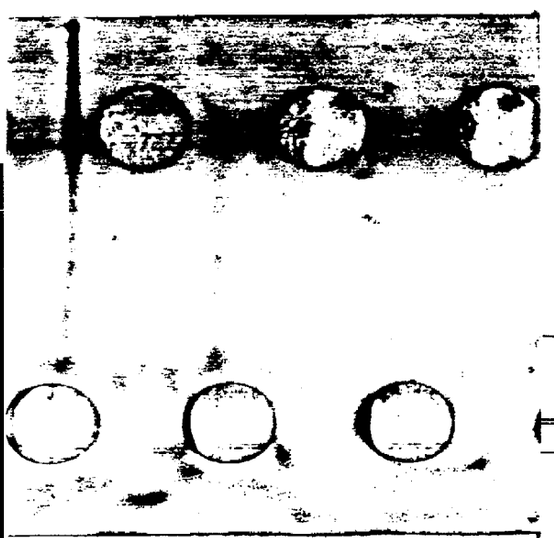
CUMBERLAND TITLE COMPANY, INC.
25 Century Boulevard, Suite 405
Nashville, TN 37214

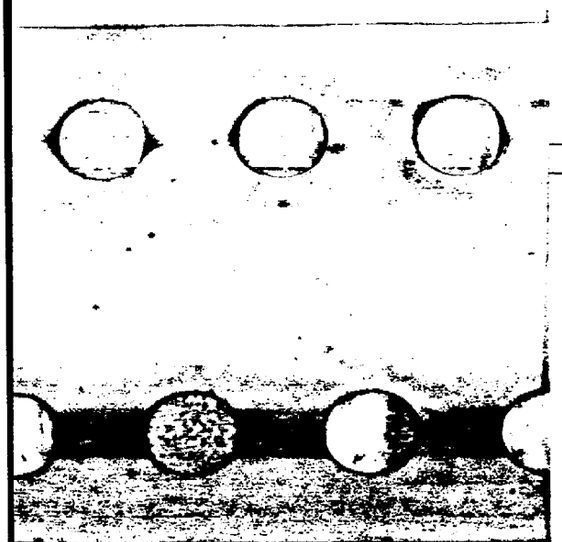
EDWARD SEDDON
ATTORNEY - AT - LAW
25 Century Boulevard, Suite 405
Nashville, TN 37214

44153

SEP 4 9 53 AM '91

7611 09/04 0101 03CHECK 341.48





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

RECEIVED OF _____

FOR _____

BOOK 8434 PAGE 878

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 90450.00
				CON TX 334.48
				PRFEE 1.00
				WDEED 6.00
				TOTAL 341.48
				CHECK 341.48
09/04/91	01	09:55	0001	7611

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4.41 5.3.

IDENTIFICATION

SEP 4 9 53 AM '91

No. 455902