File in Box No. 14

FORM No. WD-1

BOOK 8640 PAGE 570

8114-2

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $100,950.00

David L. Schardt
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF MAY, 19 92

J. Calvert Rainey
Notary Public

MY COMMISSION EXPIRES: 3/23/94

(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
DAVID L. SCHARDT (NAME)	UNION PLANTERS NATIONAL BANK (NAME)	MAP 172-8B
1620 CELEBRATION WAY (STREET ADDRESS OR ROUTE NUMBER)	401 UNION STREET (STREET ADDRESS)	Parcel 035CO
NASHVILLE, TN 37211 (CITY) (STATE) (P.O. ZIP)	NASHVILLE, TN 37219 (CITY) (STATE) (ZIP)	FB NO. 06DU-82925

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 DAVID L. SCHARDT AND ANNA F. NEWMAN, BOTH 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. 35 on the Revised Final Plat of Bridle Downs, Phase One, as of record in Plat Book 6900, Pages 701-703, 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 8572, Page 454, Register's Office for said County.

THIS conveyance is subject to Restrictive Covenants of record in Book 7448, Page 772, 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 P. CLINARD, 234 Harding Place, Nashville, Tennessee 37205, Registered Land Surveyor, Tennessee No. 1032.

15397

IDENTIF. REFERENCE

JUN 2 11 25 AM '92

FELIX Z. WILSON IV REGISTER
DAVIDSON COUNTY TN.

6849 06/02 0101 03CHECK 380.33

unimproved ( ) property, known as 1620 CELEBRATION WAY, NASHVILLE, TN 37211
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 29th day of May, 19 92

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

ALPHONSE H. DAVIS DEBORAH P. BUFORD

BOOK 8640 PAGE 571

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 (their several oaths) acknowledged (themselves) to be the his oath himself and Vice President C.E.O. 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, executed 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 29th day of May 1992

My commission expires 8/23/96

Notary Public

WARRANTY DEED

FROM

FOX RIDGE HOMES, INC.

TO

DAVID L. SCHARDT,

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



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8640 PAGE 572

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	
			100950.00	
			CON TX	373.33
			PRFEE	1.00
			WDEED	6.00
			TOTAL	380.33
			CHECK	380.33
06/02/92	01		11:23 0001	6849

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

IDENTIF. REFERENCE

JUN 2 11 25 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

5397.

No. 536653