Box 1

FORM No. WD-1

BOOK 8854 PAGE 959

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $104,875.00
Susan Sugrue
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF January, 19 93

Notary Public

MY COMMISSION EXPIRES: 10-9-95

(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
Winston M. Luster	Community Mortgage Corporation	172-08-B
(NAME) 1809 Champions Drive	(NAME) 6389 Quail Hollow Road #101	43
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37211	(STREET ADDRESS) Memphis, TN 38120	
(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 Winston M. Luster and wife, Carla L. Luster

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. 43 on the Plan of Bridle Downs, Phase II, as of record in Plat Book 7900, Page 241, 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 Third National Bank, of record in Book 8710, Page 485, said Register's Office.

THIS conveyance is subject to Restrictive Covenants of record in Book 7448, Page 772, in the 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.

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.

88432

IDENTIFICATION REFERENCE

FEB 2 2 20 PM '93

X.Z. WILSON REGISTER
DAVIDSON COUNTY, TN

8512 02/02 0101 03CHECK 397.13

unimproved ( ) This is improved (XX) property, known as 1809 Champions Drive, Nashville, Tennessee 37211
(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 this 28th day of January, 19 93

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

ALPHONSE H. DAVIS DEBORAH P. BUFORD

STATE OF TENNESSEE
COUNTY OF

BOOK 8854 PAGE 960

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 ~~XXXXXXXXXXXXXXXX~~ C.E.O. (they) and ~~XXXXXX~~ 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 DEBORAH P. BUFORD as such VICE PRESIDENT, and attesting the same by the said ALPHONSE H. DAVIS as such C.E.O.

Witness my hand and official seal at office at BRENTWOOD, T N on this the 28th day of JANUARY 19 93

My commission expires 1/23/94

Lisa Ann Woelk
Notary Public

LISA ANN WOELK NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

FROM
FOX RIDGE HOMES, INC.

TO

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 BOOK 8854 PAGE 961

FOR

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 104875.00
CON TX 388.13
PRFEE 1.00
WDEED 8.00
TOTAL 397.13
CHECK 397.13

02/02/93 01 14:18 0001 8512

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8843 2

IDENTIFICATION REFERENCE

FEB 2 2 20 PM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 617047