FILE BOX 3

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 145,500.00

Jennifer L. Pierce
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF July 19 94

Notary Public

MY COMMISSION EXPIRES: 5-25-96
(AFFIX SEAL)

BOOK 9419 PAGE 427

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY AT LAW
1187 Vultee Boulevard, Nashville, TN 37217 111 West College Street, Murfreesboro, TN 37130 245 Dover Road, Clarksville, TN 37040

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Fox Ridge Homes, Inc. (NAME)	Fox Ridge Homes, Inc. (NAME)	MAP 63-16-B
Lot 26, Hampton Park (ADDRESS)	5115 Maryland Way, #300 (ADDRESS)	PARCEL 26
Old Hickory, TN 37138 (CITY) (STATE) (ZIP)	Brentwood, TN 37027 (CITY) (STATE) (ZIP)	4D-92807

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, FR Properties, L.P.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Fox Ridge Homes, Inc.

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. 26 on the Plan of Hampton Park (formerly Chitwood Downs, a Planned Unit Development), of record in Plat Book 6900, Pages 550, 551 and 552 and Certificate of Correction in Book 7462, Page 445 and by an Amendment to Change Name in Book 8181, Page 112, all of record in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being part of the same property conveyed to FR Properties, L.P., a Tennessee limited partnership by deed from BarclaysAmerican/Mortgage Corporation, a North Carolina Corporation of record in Book 9349, Page 536, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions of record.

This conveyance is subject to Restrictive Covenants of record in Book 7351, Page 852, Book 7431, Page 204, Book 7451, Page 739, Book 8181, Page 112 and Book 8336, Page 393, Register's Office for said County.

This conveyance is subject to any and all zoning regulation, building restrictions and setback lines, if any, easements and rights-of-way for public utilities.

Subject to Easements of record in Book 2247, Page 75, Book 8007, Page 235, Book 8739, Page 991, Book 8657, Page 179, Book 7460, Page 930 and Book 7489, Page 515, Register's Office for said County.

CONTINUED

unimproved (X)
This is improved ( ) property, known as Lot 26, Hampton Park, 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 7th day of July 19 94

FR Properties, L.P.
By: Alphonse H. Davis
Alphonse H. Davis, Vice President

Attest: Anne H. McKnight
Anne H. McKnight, Vice President

STATE OF TENNESSEE
COUNTY OF

BOOK 9419 PAGE 428

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 or proved to me on the basis of satisfactory evidence, 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

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ 15:41 07/28 0101 03CHECK 62.65 day of _____ 19_____ .

My commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, of the State and County aforesaid, personally appeared Alphonse H. Davis and Anne H. McKnight, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be partners and/or officers of FR Properties, L.P., the within named bargainor, a partnership, and that they as such partners and/or officers executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by themselves as partners and/or officers.

Witness my hand and seal, this 7th day of July, 1994.

My Commission Expires: 5-25-96

Notary Public

LEGAL DESCRIPTION CONTINUATION

Subject to Flood Plain Easements of record in Book 8207, Page 276 and Book 8951, Page 797, Register's Office for said County.

94 JUL 28 AM 8:16
FELIX E. ALEGIS
DAVIDSON COUNTY, TN.
REGISTER

75374
IDENTIF. & REFERENCE

RETURN TO:
CUMBERLAND TITLE COMPANY

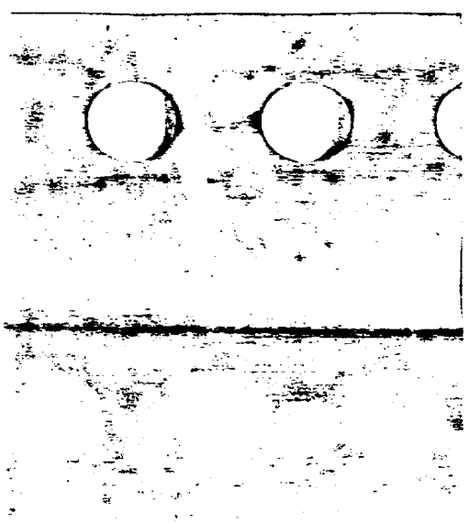
[X] 1187 Vultee Boulevard
Nashville, Tennessee 37217

[ ] 111 W. College Street
Murfreesboro, Tennessee 37130

[ ] 245 Dover Road
Clarksville, Tennessee 37040

EDWARD SEDDON
ATTORNEY - AT - LAW





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	14500.00
CON TX	53.65
PRFEE	1.00
WDEED	8.00
TOTAL	62.65
CHECK	62.65

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

~~07/28/94 01 08:16 0001 1561~~

75374
IDENTIF. ↑ REFERENCE

94 JUL 28 AM 8:16
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 818114