BOOK 10243 PG 137

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 121,725.00

Tandy Sean Smith
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF October 19 96

PHILIP DAVIS ALEXANDER NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY

Philip Davis Alx
Notary Public

MY COMMISSION EXPIRES: June 28, 2000
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY EDWARD SEDDON, ATTORNEY AT LAW BCNI-96-3469
111 W. College Street, Murfreesboro, TN 37130 — 3 Maryland Farms Suite 110, Brentwood, TN 37027
313 E. Main Street Suite 5, Hendersonville, TN 37075 — 1187 Vultee Boulevard, Nashville, TN 37217 — 1888-C Ft. Campbell Boulevard, Clarksville, TN 37042

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Tandy Sean Smith (NAME) | Columbia National Incorporated (NAME) | MAP 150-9-B |
| 600 Forest Pointe Place (ADDRESS) | P.O. Box 3050 (ADDRESS) | PARCEL 35 |
| Antioch, TN 37013 (CITY) (STATE) (ZIP) | Columbia, MD 21045-6050 (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 Tandy Sean Smith and wife, Jennifer R. Smith

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 Plan of First Revision of Forest Pointe, single family, Phase I, as of record in Plat Book 9700, Page 92, Register's Office for Davidson County, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being part of the same property conveyed to Fox Ridge Homes, Inc. by deed from John E. Cain, III and Kate Barksdale Cain, Trustee under the residuary trust created by the will of John E. Cain, Jr., deceased, with full power to convey as provided by the Last Will and Testament as of record in Book 7752, Page 250, and by quitclaim deed from Mary R. Cain, wife of John E. Cain, III, of record in Book 7775, Page 793, Register's Office of 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 9889, Page 559, 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.

96 OCT 31 AM 8:55 FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN.

6081 10/31 0101 03CHECK 459.39

( ) unimproved ( ) is improved (X) property known as 600 Forest Pointe Place, Antioch, TN 37013
(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 24th day of October 19 96

Fox Ridge Homes, Inc.
By: Alphonse H. Davis
Alphonse H. Davis, CEO

Attest: Deborah P. Buford
Deborah P. Buford, Vice President

STATE OF TENNESSEE
COUNTY OF

BOOK 10243 PG 138

.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 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 oath(s) acknowledged themselves to be the CEO and Vice President respectively of the Fox Ridge Homes, Inc. the within named bargainor, and corporation, and that they as such CEO 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 CEO, 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 24th day of October 19 96.

My commission expires June 28, 2000

Philip Davis Alexander
Notary Public

PHILIP DAVIS ALEXANDER
NOTARY PUBLIC AT LARGE
KNOX COUNTY TENNESSEE

**RETURN TO:**
**CUMBERLAND TITLE COMPANY**

**EDWARD SEDDON**
ATTORNEY - AT - LAW

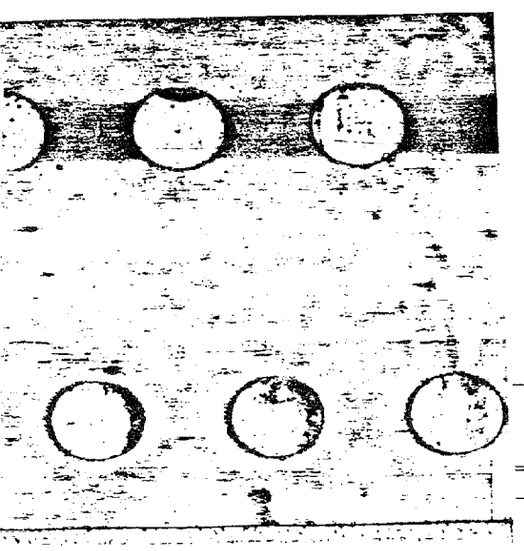
☐ 313 E. Main Street, Suite 5
Hendersonville, Tennessee 37075

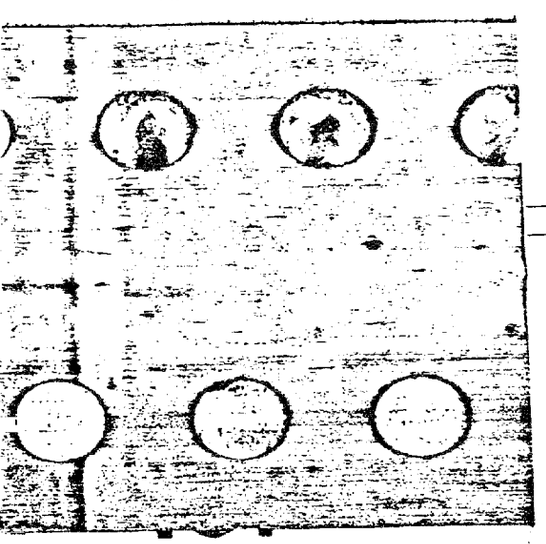
☐ 1885-C Ft. Campbell Boulevard
Clarksville, Tennessee 37042

☐ 1187 Vultee Boulevard
Nashville, Tennessee 37217

☐ 111 W. College Street
Murfreesboro, Tennessee 37130

☒ 3 Maryland Farms, Suite 110
Brentwood, Tennessee 37027





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

RECEIVED OF _____

FOR _____

BOOK 10243 PG 139

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 121725.00
CON TX 450.39
PRFEE 1.00
WDEED 8.00
TOTAL 459.39
CHECK 459.39

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 6081

02417117
IDENTIF. & REFERENCE

96 OCT 31 AM 8:55

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

**No.** 1083031