0379515

IDENTIF. & REFERENCE

File Box 9B
First Title and Escrow Company, Inc.

BOOK 10718 PG 988

97 DEC 12 PM 1:40

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.
MAIL ENV.

THIS INSTRUMENT PREPARED BY:
George E. Mudter, Jr., Esq.
229 Ward Circle, Suite C-11
Brentwood, Tennessee 37027

No. 15051

Address New Owner(s): Send Tax Bills To:
SIGNATURE J HOMES, INC. New Owner
7007 Wyoming Blvd., N.E.
Suite D-60
Albuquerque, NM 87109

Tax Information: A portion
Maps 156 / 156 / 156
Parcels 36.00 / 109 / 80.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, CHASE CREEK, LLC, a Tennessee limited liability company, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to SIGNATURE J HOMES, INC., a New Mexico Corporation, ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described in Exhibit "A" hereto.

This is unimproved property located at _____.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

AND Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "B" hereto. Grantor further covenants and binds itself, its successors and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "B" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has caused this instrument to be executed by its duly authorized officer on this 3rd day of December, 1997.

CHASE CREEK, LLC
a Tennessee limited liability company

BY: Patrick Malone
PATRICK MALONE
Chief Manager

BOOK 10718 PG 989

STATE OF TENNESSEE:
COUNTY OF WILLIAMSON:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, PATRICK MALONE, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the CHIEF MANAGER of CHASE CREEK, LLC, the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 3rd day of December, 1997.

Notary Public

My Commission Expires:

5/23/98

STATE OF TENNESSEE:
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is $ 80,910.00

Affiant

Subscribed and sworn to before me, this
3rd day of December 97

Notary Public

My Commission Expires:

6-19-00

YVETTE LYN MELDRUM
NOTARY PUBLIC AT LARGE
WILLIAMSON CO. TENN.

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Chase Creek, as of record in Plat Book 9700, page 426, revised in Plat Book 9700, page 490, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being part of the same property conveyed to Chase Creek, LLC by deed from Railroad Services, Inc., a Tennessee corporation of record in Book 10463, page 979, and from M.A. Webb and wife, Eddie M. Webb of record in Book 10463, page 975, Register's Office for Williamson County, Tennessee; and by deed from Railroad Services, Inc., a Tennessee corporation of record in Book 10463, page 979, Register's Office for Davidson County, Tennessee and of record in Book 1533, page 426, Register's Office of Williamson County, Tennessee and by deed from Jennifer H. Small Hann, married of record in Book 10505, page 49, Register's Office of Davidsion County, Tennessee.

EXHIBIT "A"

0483 12/12 0101 03CHECK 316.37

(1) 1997 Taxes, which have been prorated and paid by the Grantor;

(2) Declaration of Covenants, Conditions and Restrictions of record in Book 10659, page 914;

(3) All applicable recorded easements; and

(4) All matters appearing on the Plan of record in Plat Book 9700, page 426, revised in Plat Book 9700, page 490, Register's Office for Davidson County, Tennessee.

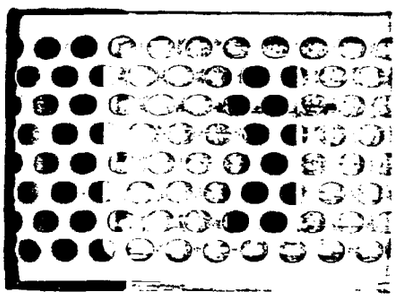
EXHIBIT "B"

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____ BOOK 10718 PG 992

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	80910.00
CON TX	299.37
PRFEE	1.00
WDEED	16.00
TOTAL	316.37
CHECK	316.37

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

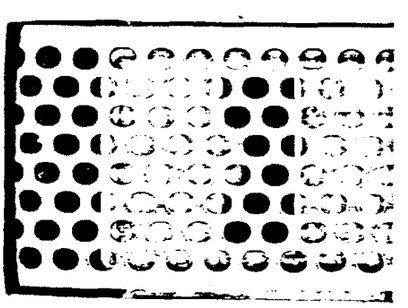
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IDENTIF. & REFERENCE

97 DEC 12 PM 1:40

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.



No.1231249