BOOK 10853 PG 613

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF SUMNER
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 171,370.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF March, 19 98

Notary Public

My Commission Expires: 10/22/[illegible]
(AFFIX SEAL)

K. THOMAS SIDWELL NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY TENN

THIS INSTRUMENT WAS PREPARED BY

Mail SETTLEMENT SERVICES OF TENNESSEE, LLC, 121 FIRST AVE. SUITE 210, FRANKLIN, TENNESSEE 37064 (615) 591-1156

Address of New Owners As Follows:	Send Tax Bills To:	Map Parcel No.
Jason M. Revie and Scarlet A. Revie 5117 Bay Overlook Drive Hermitage, TN 37076	SunTrust Mortgage, Inc. P.O. Box 100100	Map 97-16-A Parcel 71

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in had paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, We, **FOX RIDGE HOMES, INC., A/K/A NVR FOX RIDGE, INC.** hereinafter called Grantor have bargained and sold, and by these presents do transfer and convey unto **JASON M. REVIE AND WIFE, SCARLET A. REVIE** hereinafter called Grantee, their heirs and and assigns, a certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to-wit.

Being Lot No. 103 on the Plan of The Peninsula, Section 2, a Planned Residential Development of record in Book 9700, page 352, as amended in Book 10547, page 35, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being part of the same property conveyed to NVR Fox Ridge, Inc., by special warranty deed from Fox Ridge Homes, Inc., of record in Book 10659, Page 863, Register's Office for Davidson County, Tennessee. The said NVR Fox Ridge, Inc. N/K/A Fox Ridge Homes, Inc.

This conveyance is made subject to:

Restrictive covenants contained in instrument of record in Deed Book 9564, page 693; Book 9754, page 35; Book 9977, page 359 and Book 10333, page 219, Register's Office for Davidson County, Tennessee.

Subject to any and all matters as shown per Plat Book 9700, page 352 and as amended in Book 10547, page 35, Register's Office for Davidson County, Tennessee.

Taxes for the year 1998 and subsequent years, a lien but not yet due and payable.

All existing and recorded easements, rights of way and restrictions, all zoning regulations, building restrictions and setback lines, if any, and easements or right of ways for public utilities.

unimproved: ( )
This is improved: (X) property, known as 5117 Bay Overlook Drive, Hermitage, TN 37076

IDENTIF. ↑ REFERENCE 041636

98 MAR 25 PM 2:40
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

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 person 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 HANDS this 20th day of March, 1998.

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

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 purpose 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.

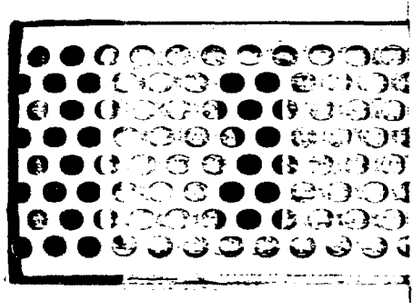
Witness my hand and official seal at office at Franklin, Tennessee on this the 20th day of March 1998.

My commission expires 10/22/01

Notary Public

K. THOMAS SIDWELL
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY TENN

0584 03/25 0101 02CHECK 643.07



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

RECEIVED OF _____

FOR _____

BOOK 10853 PG 615

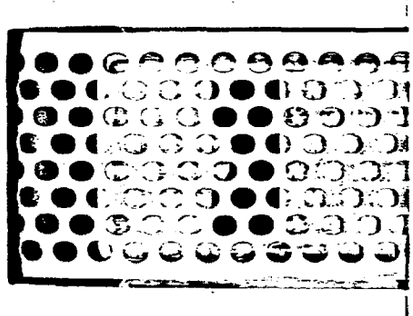
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

MAMT
171370.00
ERR CO
MAMT
171370.00-
CAMT
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 1370.00

CON TX	634.07
PRFEE	1.00
WDEED	8.00
TOTAL	643.07
CHECK	643.07

03/25/98 01 14:39 0001 0584



04 16636
IDENTIF. ← REFERENCE

98 MAR 25 PM 2:40

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1270881