BOOK 10931 PG 574

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 159,150.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
23 DAY OF April 1998

Notary Public

My Commission Expires: 9-25-2000
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN

THIS INSTRUMENT WAS PREPARED BY

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.
William P. Hargraves and wife, L. Frances Hargraves 6321 Willow Oak Drive Bellevue, TN 37221	Suncoast Schools Federal Credit Union P. O. Box 11904 Tampa, FL 33680	Map 156-01-0-C Parcel 006

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 **WILLIAM P. HARGRAVES AND WIFE, L. FRANCES HARGRAVES,** 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.

Land in Davidson County, Tennessee, being Lot No. 6 on the Plan of the Subdivision of East Colony at Riverbend of record in Plat Book 7900, page 733, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being part of the same property conveyed to NVR Fox Ridge Homes Inc., by special warranty deed from Fox Ridge Homes, Inc., of record in Book 10666, Page317, Register's Office for Davidson County, Tennessee. The said NVR Fox Ridge Homes, Inc., NKA Fox Ridge Homes, Inc.

This conveyance is made subject to:

Subject to lien for special assessments contained in Declaration of Covenants, Conditions and Restrictions.

Restrictive Covenants contained in an instrument of record in Book 5354, page 765, Book 5403, page 5, and in Book 7199, page 119, Register's Office for Davidson County, Tennessee, omitting any covenant or restriction based on race, color, religion, sex, handicap, familial status, or national origin.

Subject to all matters shown on the Plan of record in Book 7900, page 733, in said Register's Office.

Subject to rights of others in and to the common areas/elements.

Taxes for the year 1998, and subsequent years, a lien, 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 6321 Willow Oak Drive Bellevue, TN 37221

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

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 23rd day of April, 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 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 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 23rd day of April 19 98.

My commission expires 8-08-01

Rhonda J. Whitenwolt
Notary Public

RHONDA J. WHITENWOLDT NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

98 MAY 14 AM 10:15

ELIA C. PEBSON II REGISTER
DAVIDSON COUNTY, TN.

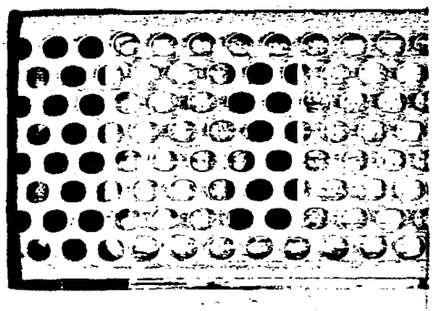
0437925

IDENTIF. ↑ REFERENCE

MAIL ENV.

7309 05/14 0101 03CHECK 597-85

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



RECEIVED OF _____

FOR _____

BOOK 10931 PG 576

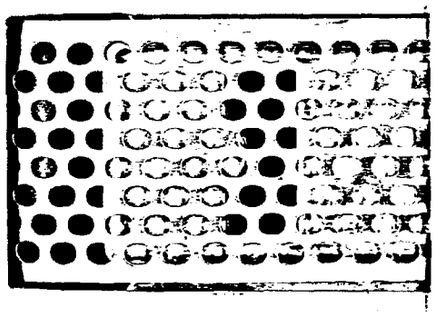
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 159150.00
CON TX 588.85
PRFEE 1.00
MISC 8.00
TOTAL 597.85
CHECK 597.85

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/14/98 01 10:20 0001 7309



0437925
IDENTIF. # REFERENCE

98 MAY 14 AM 10:15
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1293319