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47

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 166,000.00

~~Sandra K. Ferguson~~
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF August, 19 98

Notary Public

MY COMMISSION EXPIRES: 11-27-99
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.

THIS INSTRUMENT WAS PREPARED BY

CASTLEMAN & GREENE, PLLC, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sandra K. Ferguson (NAME)	NVR Mortgage Finance, Inc. (NAME)	MAP 22-2
3900 Chase Pointe Place (ADDRESS)	100 Ryan Court, P.O. Box 999 (ADDRESS)	PARCEL 15
Joelton, TN 37080 (CITY) (STATE) (ZIP)	Pittsburgh, PA 15230 (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, A & L Builders, Inc. and Marrowbone Allen Management Group, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Sandra K. Ferguson, unmarried

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:

LAND in Davidson County, Tennessee, BEING Lot No. 1 on the Plan of Chase Pointe Subdivision, Section One, of record in Plat Book 9700, Page 97, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate description of said lot.

Grantor further conveys a 1/55 interest in the common areas of Chase Pointe, all sections, including but not limited to the two lights at the entrance way, the stone walls at the entrance way, the berm on Union Hill Road and all surrounding areas.

Being the same property conveyed to A & L Builders, Inc. (the assumed name of Marrowbone Allen Management Group, Inc.) and Marrowbone Allen Management Group, Inc., a Tennessee Corporation by deed from Chase Pointe Properties, L.L.C., a Tennessee Limited Liability Company, of record in Book 10269, Page 991, Register's Office for said County.

98 AUG 26 AM 10:06
REGISTER'S OFFICE
DAVIDSON COUNTY TN.

IDENTIF. ↑ REFERENCE 0479687

2049 08/26 0101 03CHECK 625.20

unimproved ( )
This is improved (X) property, known as 3900 Chase Pointe Place, Joelton, TN 37080
(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 my hand this 24th day of August, 19 98

A & L Builders, Inc.
By: x Keenan Allen, President
Keenan E. Allen, President

A & L BUILDERS, INC.
BY: Steve D. Lane
Steve D. Lane, Vice-President

Marrowbone Allen Management Group, Inc.
By: x Keenan E. Allen, President
Keenan E. Allen, President

Marrowbone Allen Management Group, Inc.
By: Steve D. Lane
Steve D. Lane, Vice-President

Data Systems, Inc. 1-800-626-5427

STATE OF TENNESSEE
COUNTY OF

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 DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Keenan E. Allen and Steve D. Lane with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the President and Vice-President respectively of the A & L Builders, Inc. the within named bargainor, and corporation, and that he as such President 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 Keenan E. Allen as such President and attesting the same by the said Steve D. Lane as such Vice-President.

Witness my hand and official seal at office at Goodlettsville, TN on this the 24th day of August, 1998.

My commission expires 11-27-99

Bertie J. Whitaker
Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

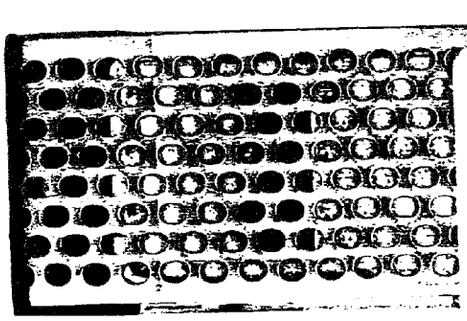
Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Keenan E. Allen and Steve D. Lane with whom I am personally acquainted and who upon their oaths ~~acknowledged~~ themselves to be the President and Vice-President respectively of the Marrobwone Allen Management Group, Inc. the within named bargainor, and corporation, and that they as such President 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 Keenan E. Allen as such President and attesting the same by the said Steve D. Lane as such Vice-President.

Witness my hand and official seat at office at Goodlettsville, TN on this the 24th day of August, 1998.

Bertie J. Whitaker
Notary Public

My Commission Expires: 11-27-99

BERTIE J. WHITAKER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.



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

RECEIVED OF _____

FOR _____

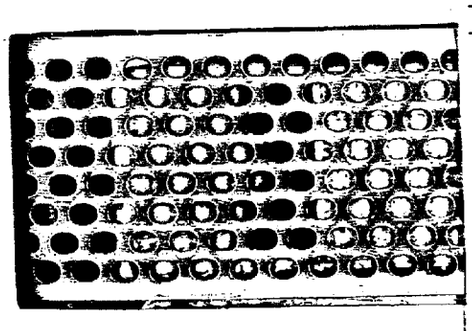
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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 166000.00
CON TX 614.20
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 625.20
CHECK 625.20

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 08/26/98 01 10-08 0001 2049



0479687
IDENTIF. ↑ REFERENCE
98 AUG 26 AM 10:06
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1337533