15

BOOK 11143 PAGE 615

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 189,500.00

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF September 19 98

NOTARY PUBLIC AT LARGE

MY COMMISSION EXPIRES: 3/21/2001

THIS INSTRUMENT WAS PREPARED BY:
SETCO, 5120 Virginia Way, Suite C22, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Judith C. French (NAME)	SunTrust Bank, Nashville, N.A. (NAME)	Map 171-3-0-B
641 Old Hickory Blvd. #201 (ADDRESS)	P.O. Box 100100 (ADDRESS)	Parcel 68
Brentwood, Tennessee 37027 (CITY) (STATE) (ZIP)	Atlanta, GA 30348 (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, Pulte Homes Tennessee Limited Partnership, a Nevada Limited Partnership

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Judith C. French, a single person

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davdison COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 20 on the Plan of Townhomes of Fredericksburg, Phase One, Section Two, a Planned Unit Development, as of record in Book 9700, page 364, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description.

Being part of the same property conveyed to Radnor Homes, Inc. by deed from Helen Niederhauser Parker, et al, of record in Book 10392, page 225, Register's Office for Davidson County, Tennessee.

And being the same property conveyed to Pulte Homes Tennessee Limited Partnership by Quitclaim deed from Radnor Homes, Inc., a Michigan corporation of record in Book 11143, page 613, Register's Office for Davidson County, Tennessee.

This conveyance is subject to 1998 Davidson County taxes and any subsequent years; Restrictive covenants in Book 10126, page 435, Book 10224, page 683, Book 10294, page 850, Book 10393, page 11, Book 7798, page 843; By-Laws in Book 10126, page 489 and Book 10275, page 959; Easements in Book 7993, page 269, Book 7851, page 712, Book 7358, page 643 and Book 9607, page 431; Charter in Book 10126, page 430; Dedication in Book 10012, page 76; Subject to the

CONTINUED

unimproved ( )
This is improved (X) property, known as 641 Old Hickory Blvd. #201, Brentwood, Tennessee 37027
(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 30th day of September 19 98

Pulte Homes Tennessee Limited Partnership

Radnor Homes Inc., it's general partner by:Emily Shaifer C. Boylan, designated signatory

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Emily Shaifer C. Boylan, with whom I am personally acquainted, and who, upon oath, acknowledged herself to be designated signatory of Radnor Homes, Inc., a Michigan Corporation and the sole general partner of Pulte Tennessee Limited Partnership, a Tennessee Limited Partnership, the within named bargainor, and that she as such designated signatory, being authorized so to do, executed the foregoing Instrument for the purpose therein contained, by executing the same on behalf of the general partner of the said Limited Partnership by herself as designated signatory of said corporation.

Witness my hand and seal at Brentwood, Tennessee this 30th day of September, 1998.

My Commission Expires: 3/21/2001

A. SCOTT HUBBARD NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

Notary Public

**plan of record in Book 9700, page 364, all in the Register's Office for Davidson County, Tennessee.

This deed is executed on behalf of Radnor Homes, Inc. pursuant to a Resolution of the Board of Directors dated the 15th day of July, 1998 designating Emily Shaifer C. Boylan as designated signatory.

0496433

RECEIVED FOR REFERENCE

98 OCT -5 PM 3:54

ALL TAXES PAID
REGISTER
DAVIDSON COUNTY, TN.

9849 10/05 0101 03CHECK 712.15

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11143 PAGE 617

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 189500.00
CON TX 701.15
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 712.15
CHECK 712.15

10/05/98 01 15:56 0001 9849

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

096433
IDENTIFICATION REFERENCE

98 OCT -5 PM 3:54

BILL GARNER REGISTER
DAVIDSON COUNTY, TN.

No. 1355119