WARRANTY DEED

BOOK 11201 PAGE 146

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 197,141.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF November 19 98

A. SCOTT HUBBARD NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY TENN

Notary Public

MY COMMISSION EXPIRES 3/21/2001
(AFFIX SEAL)

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
James Alex Family Trust (NAME)	SAME (NAME)	171-3-0-B
641 Old Hickory Blvd. #57 (ADDRESS)	(ADDRESS)	PARCEL 142
Brentwood, TN 37027 (CITY) (STATE) (ZIP)	(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 James Alex Family Trust

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, Lot 58, Townhomes of Fredericksburg, Phase 1, Section 3, according to plat of record in Book 9700, page 485, to which plan reference is here made for a more complete description.

Being part of the same property conveyed to Radnor Homes, Inc., by General Waranty Deed from Helen Niederhauser Parker, Freddie Niederhasuer Phillips, Patricia Parker Newton, Pamela Parker McCarthy, Dick H. Wallman, Lynne Wallman Reed, individually, and Richard Frederick Wallman, individually and Lynne Wallman Reed and Richard Frederick Wallman, as Co-Executors of the Estate of Dorothy N. Wallman, and as Co-Trustees of the Trust established under the Will of Dorothy N. Wallman, dated February 6, 1992, of record in Book 10571, page 550, Register's Office for Davidson County, Tennessee.

And being the same property conveyed to Pulte Homes Tennessee Limited Partnerhsip by Quitclaim Deed from Radnor Homes, Inc., a Michigan corporation of record in Book 11201, page 144, Register's Office for Davidson County, Tennessee.

This conveyance is subject to 1998 Davidson County taxes and any subsequent years; Corporate Charter of Townhomes of Fredericksburg in Book 10126, page 430; Fredericksburg Amenities Area deeded to Radnor Development Corporation in

CONTINUED **SEE PAGE 2

unimproved ( )
This is improved (X) property, known as 641 Old Hickory Blvd. #57, Brentwood, TN 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 9th day of November, 19 98

Pulte Homes Tennessee Limited Partnership, a Nevada Limited Partnership

By: Emily Shaffer C. Boylan

Emily Shaffer C. Boylan, designated signatory for Radnor Homes, Inc, it's general partner

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

5884 11/11 0101 03CHECK 740.42

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 9th day of November, 1998

My Commission Expires: 3/24/2001

SCOTT HUEBARD NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

Notary Public

**Book 9443, page 538; Plan recorded in Plat Book 7900, page 807; Plan of Tonwhomes of Fredericksburg, Phase I, Section III, in Plat Book 9700, page 534; By-Laws in Book 10126, page 486, amended in Book 10275, page 959; Declaration of Covenants, Conditions , and Restrictions, in Book 10126, page 435, amended in Book 10224, page 683, corrected in Book 10294, page 850; Subect to all matters shown on the Boundary Plan of record in Book 7900, page 509; Open Space Plan in Book 7900, page 807, 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.

98 NOV 11 PM 3:16
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. ▲ REFERENCE
05114495

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11201 PAGE 148

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 197141.00	
			CON TX 729.42	
			PRFEE 1.00	
			WDEED 8.00	
			CFEE 2.00	
			TOTAL 740.42	
			CHECK 740.42	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11/11/98 01 15:15 0001 5884

98 NOV 11 PM 3:16

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

05111495

IDENTIF. ↑ REFERENCE

No. 1370996