BOOK 11243 PAGE 154

17512
JLR

FROM: Freddie Niederhauser Phillips, Patricia Parker Newton, Pamela Parker McCarthy, 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

TO: Pulte Homes Tennessee Limited Partnership

Address New Owner as follows:	Send Tax Bills to:	Map-Parcel No.
Pulte Homes Tennessee Limited Partnership	SAME	Map 171
5544 Franklin Road, Suite 200		Part of Parcel 89
Nashville, Tennessee 37220		

THIS INSTRUMENT PREPARED BY: Waller, Lansden, Dortch & Davis, A Professional Limited Liability Company, 511 Union Street, Suite 2100, Nashville, Tennessee 37219-1760

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $1,159,720.00.

Affiant

Subscribed and sworn to before me, this the 8th day of December, 1998.

Notary Public

My Comm. Expires: 9/18/99

STEPHEN C. BAKER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, We, Freddie Niederhauser Phillips, Patricia Parker Newton, Pamela Parker McCarthy, 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, hereinafter called "GRANTORS", have bargained and sold, and by these presents do transfer and convey unto Pulte Homes Tennessee Limited Partnership, hereinafter called "GRANTEE", its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being a 14.680 more or less acre tract of land lying in the 32nd Councilmanic District of Davidson County, Tennessee, and being a portion of the property conveyed to Fred Von Niederhauser and wife, Cleo Von Niederhauser, as evidenced by deeds of record in Book 772, page 593, Book 965, page 49, and Book 699, page 778, Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

Beginning at a point on the southerly right-of-way of Old Hickory Boulevard, said point being the most northeasterly corner of the plan of Townhomes of Fredericksburg, First Revision, Phase One, Section Four, of record in Book 9700, page 648, Register's Office for Davidson County, Tennessee; thence with said right-of-way of Old Hickory Boulevard, North 86 degrees 41 minutes 22 seconds East a distance of 1203.91 feet to a point; thence leaving said right-of-way, and with a new line, severing said Niederhauser Property, South 10 degrees 05 minutes 51 seconds West a distance of 430.81 feet to a point in the northerly line of the plan of Section 5C, Fredericksburg, of record in Book 9700, page 48, said Register's Office; thence with the northerly line of said plan of Fredericksburg, Section 5C, the following calls: North 87 degrees 02 minutes 58 seconds West a distance of 572.52 feet to a point; thence South 02 degrees 42 minutes 30 seconds West a distance of 187.60 feet to a point; thence North 88 degrees 39 minutes 07 seconds West a distance of 201.43 feet to a point; thence North 54 degrees 39 minutes 34 seconds West, passing the northwest corner of said plan of Fredericksburg, Section 5C at 86.86 feet and continuing with the plan of Fredericksburg, Section 5B, of record in Book 7900, page 953, said Register's Office, a total distance of 134.36 feet to an iron pin; thence continuing with said plan of Fredericksburg, Section 5B, the following calls: North 68 degrees 25 minutes 15 seconds West a distance of 139.89 feet to an iron pin; thence South 73 degrees 00 minutes 12 seconds West a distance of 106.54 feet to an iron pin; thence South 46 degrees 57 minutes 29 seconds West, passing the northwest

corner of Fredericksburg, Section 5B at 115.00 feet and continuing with the plan of Fredericksburg, Section 5A, First Revision, of record in Book 7900, page 961, said Register's Office, a total distance of 364.47 feet to an iron pin; thence South 41 degrees 45 minutes 22 seconds West a distance of 82.81 feet to an iron pin; thence South 33 degrees 46 minutes 42 seconds West a distance of 111.62 feet to an iron pin; thence South 15 degrees 46 minutes 39 seconds West a distance of 116.06 feet to an iron pin; thence South 86 degrees 10 minutes 58 seconds West a distance of 29.05 feet to an iron pin; thence South 59 degrees 34 minutes 28 seconds West a distance of 67.05 feet to a point; thence with the easterly line of Townhomes of Fredericksburg, Phase Two, Section Five, of record in Book 9700, page 578, said Register's Office, thence North 20 degrees 42 minutes 11 seconds West a distance of 318.22 feet to a point; thence with the southeasterly line of the afore-mentioned plan of Townhomes of Fredericksburg, First Revision, Phase One, Section Four, the following calls: North 79 degrees 15 minutes 08 seconds East a distance of 157.08 feet to a point; thence North 40 degrees 39 minutes 03 seconds East a distance of 233.17 feet to a point; thence North 53 degrees 56 minutes 03 seconds East a distance of 281.70 feet to a point; thence North 29 degrees 58 minutes 54 seconds East a distance of 171.93 feet to a point; thence North 03 degrees 18 minutes 38 seconds West a distance of 142.27 feet to the point of beginning, containing 639,477 square feet or 14.680 acres, more or less.

Being part of the same property conveyed to Fred Von Niederhauser and wife, Cleo Von Niederhauser, as evidenced by deeds of record in Book 699, page 778, Book 772, page 593, and Book 965, page 49, Register's Office Davidson County, Tennessee, and being part of the same property vested in Dorothy Niederhauser Wallman, Helen Niederhauser Parker and Freddie Niederhauser Phillips as Devisees under the Last Will and Testament of Cleo Roy Niederhauser, of record in Will Book 99, page 62, Probate Court for said County. The said Fred Von Niederhauser having predeceased Cleo Von Niederhauser. Irma Louise Keisling, heir of Cleo Von Niederhauser having also died. The Will of Irma Louise Keisling of record in the Probate Court for Davidson County, Tennessee, devised her interest to Dorothy Niederhauser Wallman, Helen Niederhauser Parker and Freddie Niederhauser Phillips. Also being part of the same property conveyed to Lynne Wallman Reed and Richard Frederick Wallman by Quitclaim Deeds from Dorothy Niederhauser Wallman, of record in Book 8817, page 236, and Book 8839, page 54, said Register's Office; and part of the same property conveyed to Patricia Parker Newton and Pamela Parker McCarthy by Quitclaim Deeds from Helen Niederhauser Parker, of record in Book 8876, page 648, Book 9243, page 562, Book 9567, page 784, Book 9948, page 436, and Book 11085, page 982, said Register's Office, the said Helen Niederhauser Parker having since died. The said Dorothy Niederhauser Wallman having also since died, and being part of the property devised to Lynne Wallman Reed and Richard Frederick Wallman, as Co-Trustees pursuant to the Will of Dorothy N. Wallman.

Said property is transferred subject to the limitations, restrictions, and encumbrances as set forth below:

1. 1998 Metropolitan Government taxes.

2. Restrictive covenants of record in Book 7798, page 843, Register's Office for Davidson County, Tennessee.

3. By-Laws of Fredericksburg Homeowners Association, Inc., of record in Book 8920, page 45, said Register's Office.

4. Declaration of Covenants, Conditions and Restrictions for Fredericksburg Homeowners Association, Inc., of record in Book 8920, page 65, and as amended in Book 9860, page 840, said Register's Office.

5. Easements of record in Book 7358, page 643, and Book 9607, page 431, said Register's Office.

This is unimproved property.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, its successors and assigns, forever, and GRANTORS do covenant with the said GRANTEE that they 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 GRANTORS do further covenant and bind themselves, their heirs, assigns, and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, its successors 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 their hands this 3rd day of December, 1998.

Freddie Niederhauser Phillips by
Edmond D. Phillips, attorney-in-fact

Patricia Parker Newton by
Edmond D. Phillips, attorney-in-fact

Pamela Parker McCarthy by
Edmond D. Phillips, attorney-in-fact

Lynne Wallman Reed, individually

Lynne Wallman Reed, Co-Executor of the
Estate of Dorothy N. Wallman

Richard Frederick Wallman, individually

Richard Frederick Wallman, Co-Executor of the Estate of Dorothy N. Wallman

STATE OF NEW JERSEY)
COUNTY OF Morris)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Richard Frederick Wallman, individually and as Co-Executor of the Estate of Dorothy N. Wallman, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that he, individually and as Co-Executor, executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Morristown New Jersey, this the 3 day of December, 1998.

NOTARY PUBLIC

My Commission Expires: MARGARET C. O'BOYLE A Notary Public of New Jersey My Commission Expires Oct. 22, 1999

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lynne Wallman Reed, individually and as Co-Executor of the Estate of Dorothy N. Wallman, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that she, individually and as Co-Executor, executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville Tennessee, this the 7th day of December, 1998..

NOTARY PUBLIC

My Commission Expires: 9-18-99

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

0522489
IDENTIFICATION REFERENCE

98 DEC -8 PM 3:42

REGISTER
DAVIDSON COUNTY, TN.

STATE OF FLORIDA)
COUNTY OF MARTIN

Personally appeared before me, Ellen M. Benton, a Notary Public in and for the County and State aforesaid, Edmond D. Phillips, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the foregoing instrument in behalf of, and as Attorney-in-Fact for Freddie Niederhauser Phillips, Patricia Parker Newton and Pamela Parker McCarthy, and acknowledged that he executed the same as the free act and deed of said Freddie Niederhauser Phillips, Patricia Parker Newton and Pamela Parker McCarthy, and on their behalf, for the purposes therein contained.

Witness my hand and seal, at office in Stuart, Florida, this the 3rd day of December, 1998.

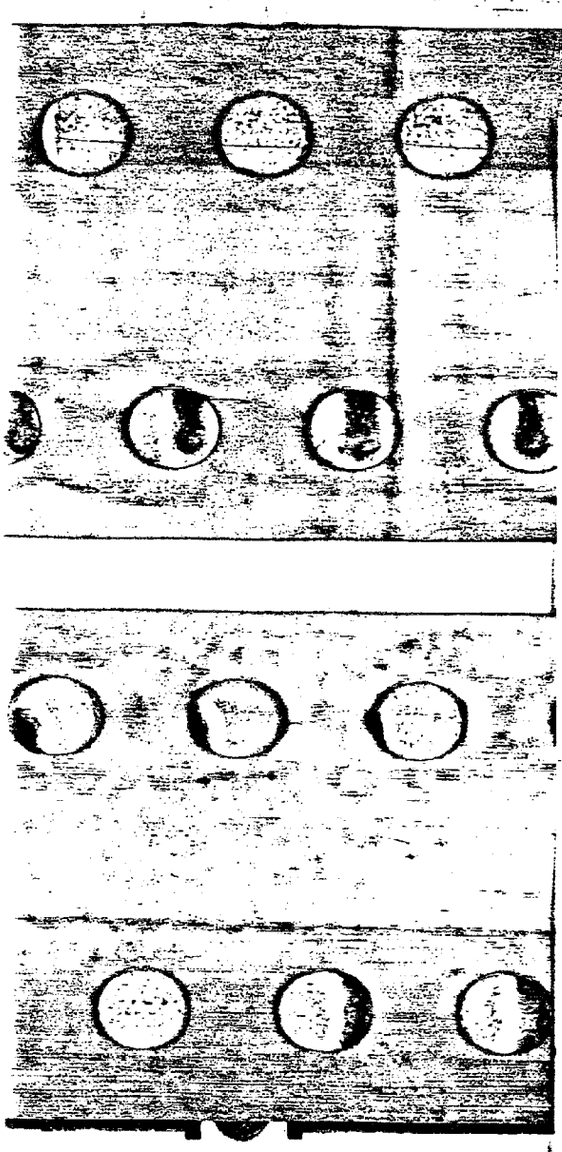
Ellen M. Benton
Notary Public

My Commission Expires: September 16, 2000

ELLEN M. BENTON
MY COMMISSION # CC 572965
EXPIRES: September 16, 2000
Bonded Thru Notary Public Underwriters

7523 12/08 0101 03CHECK 4313.96

424149.01



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

BOOK 11243 PAGE 159

RECEIVED OF _____

FOR _____

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT 1159720.00	
			CON TX 4290.96	
			PRFEE 1.00	
			WDEED 20.00	
			CFEE 2.00	
			TOTAL 4313.96	
			CHECK 4313.96	

12/08/98 01 15:44 0001 7523

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0522489
IDENTIF. # REFERENCE

98 DEC -8 PM 3:43
REGISTER
DAVIDSON COUNTY, TN.

No. 1382510