# WARRANTY DEED

BOOK 11368 PG. 992

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 182,396.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
2nd DAY OF March 19 99

Notary Public

MY COMMISSION EXPIRES

(AFFIX SEAL)

CARL T. BAKER NOTARY PUBLIC

**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 |
|---|---|---|
| Mary Ann Zarrett | NationsBanc Mortgage Corporation | 171-3-A-208 |
| (NAME) #2 | (NAME) | |
| 5372 Fredericksburg Way West, | 2059 Northlake Parkway | |
| (ADDRESS) | (ADDRESS) | |
| Brentwood, Tennessee 37027 | Tucker, GA 30084 | |
| (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 Mary Ann Zarrett

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, TN, BEING Unit No. 2 on the Plan of Phase Two, Section Five, Townhomes of Fredericksburg, of record in Book 9700, page 578, Register's Office for Davidson County, TN, to which Plan reference is hereby made for a complete and accurate description thereof.

Being part of the property conveyed to Radnor Homes, Inc., by General Warranty Deed from Freddie Niederhauser Phillips, Patricia Parker Newton, indivudually, Patricia Parker Newton, Executrix of the Estate of Helen Niederhauser Parker, and Patricia Parker Newton, Trustee of the Helen N. Parker Trust, dated May 16, 1997, 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, of record in Book 10766, page 907, Register's Office for Davidson County, Tennessee.

Subject property being further conveyed to Pulte Homes Tennessee Limited Partnership, a Nevada limited partnership, by deed from Radnor Homes, Inc., recorded in the Register's Office for Davidson County, Tennessee, simultaneously herewith.

CONTINUED ON PAGE TWO *

This is improved ( X ) property, known as 5372 Fredericksburg Way West, Brentwood, Tennessee 37027
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)
unimproved ( )

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 2nd day of March 19 99

Pulte Homes Tennessee Limited Partnership

By:
Randi L. Dalton, Closing Coordinator

FEE $ 10.00
REFERENCE
99 MAR -4 PM 3:36
REGISTER
DAVIDSON COUNTY, TN.

05566691

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Randi L. Dalton, with whom I am personally acquainted, and who, upon oath, acknowledged herself to be Closing Coordinator of Radnor Homes, Inc., a Michigan Corporation and the sole general partner of Pulte Homes Tennessee Limited Partnership, the within named bargainor, and that she as such Closing Coordinator 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 Closing Coordinator of said corporation.

Witness my hand and seal at Brentwood, Tennessee, this 2nd day of March, 1999.

My Commission Expires:_____

Notary Public

CAROL T. BAKER
NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires
October 9, 2000

This deed is executed on behalf of Radnor Homes, Inc. pursuant to a Resolution of the Board of Directors dated the 12th day of November, 1998, designating Randi L. Dalton, Closing Coordinator as signatory.

3917 03/04 0303 03CHECK 685.86

* LEGAL DESCRIPTION CONTINUATION

This conveyance is subject to the following: Taxes for the year 1999 which has been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the plan of record in Book 9700, page 578; Declaration of covenants, conditions and restrictions of the record in Book 10774, page 945; By-Laws in Book 10774, page 996; Easements of record in Book 7993, page 269, Book 7851, page 712, Book 7358, page 643, Book 9607, page 431, and Book 10012, page 756; Stormwater Detention Agreement in Book 10584, page 134; Charter of Carriage Homes of Fredericksburg Homeowners Association, Inc., in Book 10774, page 938; all of record in the Register's Office for Davidson County, Tennessee.

# OFFICIAL RECEIPT

**BILL GARRETT**
**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

**RECEIVED OF** _____

**FOR** _____

BOOK 11368 PG. 994

| | | |
|---|---|---|
| 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 | CFEE - COMPUTER FEE | PRFEE - PROBATE FEE |

0556691

IDENTIF. 4 REFERENCE

99 MAR -4 PM 3:36

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT 182396.00
CON TX 674.86
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 685.86
CHECK 685.86

03/04/99 01 15:34 0001 3917

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

**No.** 1433092

3-4.99

VOID

BOOK 11368 PG. 995

BOOK 11368 PG. 996

BOOK 11368 PG. 997

BOOK 11368 PG. 998

BOOK 11368 PG. 999

3-4-99

VOID

BOOK 11368 PG. 995

BOOK 11368 PG. 996

BOOK 11368 PG. 997

BOOK 11368 PG. 998

BOOK 11368 PG. 999

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