WARRANTY DEED

SANDY RING
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.

My Commission Expires OCT. 1, 2002

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 151,375.00

X Mark P. Erdman
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF October, 19 99

Sandy Ring
Notary Public

My Commission Expires: 10/1/2002
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

SETTLEMENT SERVICES OF TENNESSEE, LLC, 121 FIRST AVE. SUITE 210, FRANKLIN, TENNESSEE 37064 (615) 591-1156

Address of New Owners As Follows:	**Send Tax Bills To:**	**Map Parcel No.**
Mark P. Erdman and Terry D. Erdman **400 Hunters Path Court** **Hermitage, TN 37076**	**NVR Mortgage Finance, Inc.** **P.O. Box 999** **Pittsburgh, PA 15230**	**Map 86-30-A** **Parcel 20**

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, We, **FOX RIDGE HOMES, INC.,** hereinafter called Grantor have bargained and sold, and by these presents do transfer and convey unto **MARK P. ERDMAN AND TERRY D. ERDMAN, HUSBAND AND WIFE,** hereinafter called Grantee, their heirs and assigns, a certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to-wit.

Being Lot No. 20 on the plan of Summit Run, Phase Two, of record in Book 9700, page 660, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being part of the same property conveyed to Fox Ridge Homes, Inc., by special warranty deed from Summit Run, LLC, of record in Book 11475, Page 860, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

Taxes for the year 1999 and subsequent, a lien which are now due and payable.

All matters as shown on plat of record in Book 9700, page 660, Register's Office for Davidson County, Tennessee.

Restrictive covenants contained in an instrument of record in Book 10326, page 683; Book 10378, page 251; and in Book 11499, page 321, Register's Office for Davidson County, Tennessee.

Easements of record in Book 7325, page 994, and in Book 10693, page 703, Register's Office for Davidson County, Tennessee.

All matters as shown on plats of record in Book 5200, page 776; and Book 8250, page 524, as corrected in Book 10021, page 425; and in Book 9700, page 334, Register's Office for Davidson County, Tennessee.

All existing and recorded easements, rights of way and restrictions, all zoning regulations, building restrictions and setback lines, if any, and easements or right of ways for public utilities.

unimproved: ( )
This is improved: (X) property, known as 400 Hunters Path Court, Hermitage, TN 37076.

N51871

10/29 0101 03CHECK 571.09

99 OCT 29 PM 1:07
REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV
REFERENCE
065917

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 person 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 22ND. day of OCTOBER, 19 99.

Fox Ridge Homes, Inc.

BY: Alphonse H. Davis
Alphonse H. Davis, CEO

Attest: Deborah P. Buford
Deborah P. Buford, Vice-President

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Before me, the undersigned Notary Public in and for the County and State aforesaid, personally came Alphonse H. Davis and Deborah P. Buford with whom I am personally acquainted and who upon their oath(s) acknowledged themselves to be the CEO and Vice-President respectively of the Fox Ridge Homes, Inc. the within named bargainor, and corporation, and that they as such CEO and Vice-President being authorized so to do, execute the foregoing instrument for the purpose therein contained by signing the name of the corporation, by the said Alphonse H. Davis as such CEO, and attesting the same of the corporation, by the said Alphonse H. Davis as such CEO, and attesting the same by the said Deborah P. Buford as such Vice-President..

WITNESS my hand and notarial seal at my office at Franklin, Tennessee, this 22ND. day of OCTOBER, 1999.

NOTARY PUBLIC

My Commission expires: 8-5-02

NOTARY PUBLIC AT LARGE

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11722 PAGE 549

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

0651917

...NCE

99 OCT 29 PM 1:07

REGISTER
...COUNTY, TN.

CAMT	151375.00
CON TX	560.09
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	571.09
CHECK	571.09

10/29/99 01 13:12 0001 5511

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1533271