This Instrument Was Prepared By
REAU E. FOLK, JR., Attorney
Stahlman Bldg., Nashville, Tenn.

WARRANTY DEED

TTC-214168

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
Map 145-2 Par. 39	Mr. Yaw Chin Ho same as below	First Federal Savings & Loan 4th & Union Nashville, Tennessee
FIELD BOOK NUMBER(S) T.O. FH-21703	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 5811 Still Hollow Road	LOAN OR ACCOUNT NO. 90401 PROPERTY IS ☐ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and in further consideration of the assumption of, and agreement by the grantees herein to pay, the principal balance now due, plus future interest, on a certain note, dated July 18, 1968, in the original principal sum of $27,000.00, payable to First Federal Savings & Loan Association, in monthly installments of $188.79, including interest at 6½% per annum and a 1% service fee, and being secured by a deed of trust executed by Eugene D. Brown and wife to Louis R. Linx, Trustee, as of record in Book 4352, page 128,

EUGENE D. BROWN and wife, MARY H. BROWN

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto YAW CHIN HO and wife, JANE YU JUI HO

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 10 on the Plan of Resubdivision of Laurel Ridge, Section I, as of record in Book 3500, page 102, described as follows:

BEGINNING at a concrete monument on the westerly margin of Still Hollow Road, at the southeasterly corner of Lot No. 9 on the Plan of Laurel Ridge, Section I, as of record in Book 3500, page 38; running thence north 87°31'22" west 379.50 feet to a concrete monument; thence south 8°07' west 350 feet to a concrete monument; thence south 76°54' east 136.42 feet to the corner of Lots 10 and 10-A; thence with the line between said two lots in a northeasterly direction 400.7 feet to the westerly margin of Still Hollow Road; thence with the same, northwardly 92.50 feet to the beginning.

Being the same property conveyed to Eugene D. Brown and wife, Mary H. Brown, by deed from Jesse D. Watson and wife, as of record in Book 4352, page 126.

This conveyance is made subject to restrictions of record in Book 3613, page 489, as amended in Book 3828, page 138.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, Except as shown Above and 1970 taxes, which have been prorated and assumed by the Buyers.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 13th day of February, 1970.

Eugene D. Brown

Mary H. Brown

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4398 PAGE 296

Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named Eugene D. Brown and wife, Mary H. Brown the bargainor(s), with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this, the 13th day of February, 1970.

Reau E. Folk Jr.
Notary Public

My commission expires: July 26, 1970.

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires:

_____
Notary Public

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 37,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF February 1970

MY COMMISSION EXPIRES July 26, 1970. (AFFIX SEAL) Reau E. Folk Jr. Notary Public

A 68822

IDENTIF. REFERENCE

FEB 17 12 25 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED
REF:mas

FROM
EUGENE D. BROWN and wife

TO
YAW CHIN HO and wife

REAU E. FOLK, JR., ATTY.
Nashville, Tennessee

File: Reau Folk

STATE OF TENNESSEE
COUNTY OF DAVIDSON

FEB 17 70 CONV 37,500.00
FEB 17 70 S'TAX $ 97.50
FEB 17 70 PR'FEE and $ .50
FEB 17 70 UPDED * 3.00 * 101.00

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires:

_____
Notary Public