This Instrument Was Prepared By
Dewey W. Pedigo (mE)
Of The Law Firm Pedigo & Saindon
Stahlman Building, Nashville, Tennessee

BOOK 4713 PAGE 5

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Ying Tsung Lee et ux (NAME)	Thomas & Hill Inc. (NAME)	115-1-33
931 Downey Drive (STREET ADDRESS OR ROUTE NUMBER)	2807 Nolensville Road (STREET ADDRESS)	
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville Tenn. 37211 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Thirty Nine Thousand, Five Hundred and no/100 - - - - - - - - - - - - - - ($39,500.00) - - - - - - - - - - - - - - - *Dollars,* of which $6,831.16 has been paid in cash by Ying Tsung Lee and wife, Min Shiang Lee, the receipt of which is hereby acknowledged, and for the remainder $32,668.84 the said Ying Tsung Lee and wife, Min Shiang Lee have assumed and agreed to pay the unpaid balance of $32,668.84 of an original indebedness of $39,500.00 secured by deed of trust of record in Book 4630, page 618, and assigned by an instrument of record in Book 4670, page 992, Register's Office for Davidson County, Tennessee.

We, Austin H. Spencer and wife, Lenore K. Spencer

have this day bargained and sold, and do hereby transfer and convey unto the said Ying Tsung Lee and wife, Min Shiang Lee

their *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 14, on the plan of Brook Meade Addition, Section 1, as of record in Book 2663, page 53, Register's Office , Davidson County, Tennessee.
Said Lot No. 14 fronts 153.0 feet on the westerly margin of Downey Drive, and runs back 252.8 feet on the south sideline, and 258.0 feet on the north sideline, and measures 172.4 feet across the rear lot line.
Being the same property conveyed to Austin H. Spencer and wife, Lenore K. Spencer by deed from John Wilson McCann, Jr. and wife, Jeanne L. McCann of record in Book 4630, page 616, Register's Office, Davidson County, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 39,500.00

Subscribed and sworn to before me, this the 31st day of May 19 73

Affiant

My commission expires: 4/25/76 (Affix Seal)

Notary Public

This is unimproved ( ) improved (x) property, known as 931 Downey Drive (House Number) (Street) Nashville, Tennessee P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Ying Tsung Lee and wife, Min Shiang Lee

their *(successors), heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Ying Tsung Lee and wife, Min Shiang Lee

their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 30th *day of* May, 19 73, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Austin H. Spencer

Lenore K. Spencer

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Emery, a Notary Public in and for said County and State, Austin H. Spencer and wife, Lenore K. Spencer

the within named bargainors, 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 31st day of May, 19 73.

Mary Emery Notary Public

Commission expires 4/25/76

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared ....., with whom I am personally acquainted, and who, upon oath, acknowledged .....self to be..... of the....., the within named bargainor, a corporation, and that ....he as such....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by .....self as.....

Witness my hand and seal, at office in....., this.....day of....., 19.....

.....Notary Public

Commission expires.....

PL[illegible]JRN TO
CHICAGO TITLE INS. CO. 220076
AMERICAN TRUST BLDG
NASHVILLE, TENN. 37201

WARRANTY DEED

FROM

Austin H. Spencer et ux

TO

Ying Taung Lee et ux

931 Downey Drive

Nashville, Tennessee

C 6 9 1 0 8

IDENTIF. REFERENCE

JUN 1 9 13 AM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JUN-13	CONV	39,500.00			
JUN-13	S'TAX		A*	102.70	
JUN-13	PR'FEE		A*	.50	
JUN-13	W'DEED		A*	4.00	* 107.20

Compliments of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE