FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $26,100 TX

Daniel Chau-Yi Hsu
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF September, 1974.

Sandra Hall
Notary Public

MY COMMISSION EXPIRES: 8-2-76
(AFFIX SEAL)

BOOK 4851 PAGE 89

THIS INSTRUMENT WAS PREPARED BY
Tom G. Coleman, Jr., Atty., 1623 Parkway Towers, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Daniel Chau-Yi Hsu, etux (NAME)	Thomas & Hill, Inc. (NAME)	Map 104-8
1506 17th Ave So (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 1346 (STREET ADDRESS)	Par 299
Nashville Tenn 37212 (CITY) (STATE) (P. O. ZIP)	Charleston, West Va. 25325 (CITY) (STATE) (ZIP)	22W-16040

FOR AND IN 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, James Lyndal Roberts and wife, Margaret Roberts

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Daniel Chau-Yi Hsu and wife, Ruth Chau-Fang Hsu

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, Tennessee, being part of Lot No. 47 in O. B. Hayes Plan of Large Lots, called Rokeby, a plan of which is of record in Book 21, Page 87, Register's Office for said County, described as follows:

Beginning on the easterly margin of 17th Avenue South, formerly Addison Street, 3 feet North of the corner of Lots 47 and 54; thence with the easterly margin of said Avenue, northwardly 57.4 feet, more or less, to Amy Payne Rose's southwest corner; thence with her South line, eastwardly 156 feet, more or less, to the westerly margin of an alley; thence with said alley, southwardly 57.4 feet, more or less, to a point 3 feet North of the line between said Lots 47 and 54; thence westwardly and parallel with said line, 156 feet, more or less, to the beginning.

Being the same property conveyed to James Lyndal Roberts and wife, Margaret Roberts, by deed from Emma Setliff, of record in Book 3437, Page 217, Register's Office for Davidson County, Tennessee.

It is agreed and understood that the above named Grantees assume and agree to pay the remaining unpaid balance of a deed of trust of record in Book 3482, Page 9, said Register's Office.

This instrument is made subject to all applicable local government planning and zoning regulations.

This is { } unimproved { } improved property, known as _____
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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 our hand this 4th day of September, 1974

James Lyndal Roberts

Margaret Roberts

STATE OF TENNESSEE
Davidson County

BOOK 4851 PAGE 90

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James Lyndal Roberts and wife, Margaret Roberts

the 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 4th day of September 19 74

Commission expires 8-2-76

Sandra Smith
Notary Public

SANDRA SMITH NOTARY PUBLIC

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
James Lyndal Roberts, etux

TO
Daniel Chau-Yi Hsu, et ux

C 70679

IDENTIF. REFERENCE

SEP 11 11 00 AM '74
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

SEP 11 74	CONV	26,100.00			
SEP 11 74	S'TAX		A*	67.86	
SEP 11 74	PR'FEE		A*	.50	
SEP 11 74	W'DEED		A*	4.00	* 72.36