FORM NO. WD-1

BOOK 4988 PAGE 852

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $ 39,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF January 19 76.

Notary Public

MY COMMISSION EXPIRES: 5/3/79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, ATTORNEYS 507 Stahlman Bldg. Nashville, Tenn. 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Anthony B. Chen etux (NAME)	Noel Palmer Mortgage Co. (NAME)	9D-4991
7468 Harness Drive (STREET ADDRESS OR ROUTE NUMBER)	2114 Parkway Towers (STREET ADDRESS)	142-2
Nashville, Tn. (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. (CITY) (STATE) (ZIP)	231

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, THOMAS F.X. CARROLL and wife, ILSE N. CARROLL

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ANTHONY B. CHEN and wife, SHARON A. CHEN

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 Lot 258 on the Plan of Cross Timbers, Section 5, of record in Book 4175, page 102, as amended in Book 4618, page 472, Register's Office for Davidson County, Tennessee.

SAID Lot No. 258 fronts 79.5 feet on the northerly side of Harness Drive and extends back 177.3 feet on the easterly line and 177.5 feet on the westerly line to a dead line in the rear, measuring 82.49 feet thereon.

BEING the same property conveyed to Thomas F.X. Carroll and wife, Ilse N. Carroll by Deed from James E. Patterson and wife, Evelyn Patterson of record in Book 4665, page 401, Register's Office for Davidson County, Tennessee.

As part of the above consideration the Grantees herein assume and agree to pay the unpaid balance owing on a certain note, executed by the Grantors herein to Commerce Union Bank in the original principal amount of $29,450.00, of record in Book 4665, page 403, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants contained in instrument of record in Book 4408, page 761, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantees herein.

unimproved ( )
This is improved (X) property, known as 7468 Harness Drive, Nashville, Tenn.
(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 s this 15th day of January, 1976

THOMAS F.X. CARROLL

ILSE N. CARROLL

RECORDER'S MEMO

Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.

STATE OF TENNESSEE
Davidson County

BOOK 4988 PAGE 853

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Thomas F.X. Carroll and wife, Ilse N. Carroll

the bargainor, 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 15th day of January 1976

Commission expires 5/2/79

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
THOMAS F.X. CARROLL ETUX

TO
ANTHONY B. CHEN ETUX

D 32303

IDENTIF. REFERENCE

JAN 15 2 43 PM '76

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

JAN 15 76	CONV	39,500.00			
JAN 15 76	S'TAX		B*	102.70	
JAN 15 76	PR'FEE		B*	.50	
JAN 15 76	W'DEED		B*	4.00	* 107.20

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

RECORDER'S MEMO:
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received