BOOK 5108 PAGE 397

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 22,500.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21ST DAY OF JANUARY, 19 77.

Notary Public

MY COMMISSION EXPIRES: 1-29-79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney, 311 Plus Park Blvd, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Byung D. Choi	Realty Mortgage, Inc.	2DA 58480
(NAME) 1313 Mercury Drive	(NAME) 1925 Century Blvd., N.E.	120-2
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee 37217	(STREET ADDRESS) Atlanta, Georgia 30345	168
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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 L. Russell et ux Ruby Spain Russell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Byung D. Choi et ux Young Hae Choi

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:

BEING Lot No. 118 on the Plan of Stardust Acres, as of record in Book 1424, page 92, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to James L. Russell et ux Ruby Spain Russell by deed from Lorene C. Burton, as of record in Book 4304, page 715, Register's Office, Davidson County, Tennessee.

THIS conveyance is subject to 10 foot public utility easement and 40 foot minimum building setback line as of record in Book 1424, page 92, Register's Office, Davidson County, Tennessee.

THIS conveyance is made subject to restrictions and easements of record in the Register's Office for said County.

This is unimproved ( ) improved (X) property, known as 1313 Mercury Drive (House Number) (Street) Nashville, Tennessee 37217 (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 hands this 21ST day of JANUARY, 19 77

James L. Russell James L. Russell

Ruby Spain Russell Ruby Spain Russell

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James L. Russell et ux Ruby Spain Russell

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 21ST day of JANUARY 19 77

Commission expires 1-29-79

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

D 86408

WARRANTY DEED

FROM James L. Russell

TO Byung D. Choi

IDENTIF. REFERENCE

JAN 24 12 52 PM '77

REGISTER DAVIDSON COUNTY, TENN.

JAN24'77	CONV	27,500.00			
JAN24'77	S'TAX		B*	58.50	
JAN24'77	PR'FEE		B*	.50	
JAN24'77	W'DEED		B*	4.00	* 63.00