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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 38,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6TH DAY OF DECEMBER, 1977.

Notary Public

MY COMMISSION EXPIRES: 6-28-81

(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
Minh Quang Nguyen	Dobson & Johnson, Inc.	6DU 27040
(NAME)	(NAME)	
428 Coventry Drive	311 Plus Park Blvd.	147-2
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tn. 37211	Nashville, Tn 37217	114
(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, Charles J. Farris, Jr. and Frances E. Farris

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Minh Quang Nguyen et ux Thuan Thanh Thi Pham

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. 160 on the Plan of Abbay Hall, Section 2, of record in Plat Book 2331, page 38, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Charles J. Farris, Jr. and mother, Frances E. Farris by deed from Ronald W. Farris and wife, Patricia Ann Farris, of record in Book 5031, page 958, said Register's Office. Charles J. Farris, Jr. executed this instrument on behalf of Frances E. Farris pursuant to a Power of Attorney of record in Book 5225, page 302, Register's Office, Davidson County, Tennessee.
This conveyance is subject to restrictions of record in Book 2438, page 108, said Register's Office.

This conveyance is subject to public utilities easement and building lines, of record in Plat Book 2331, page 38, said Register's Office.

THIS conveyance is subject to any and all existing easements of record.

DEC-9F	CONV	38,500.00			
DEC-9F	S'TAX		B*	100.10	
DEC-9F	PR'FEE		B*	.50	
DEC-9F	W'DEED		B*	4.00	* 104.60

This is unimproved ( ) improved (XX) property, known as 428 Coventry Drive (House Number) (Street) Nashville, Tn. 37211 (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 6TH day of DECEMBER, 1977

Charles J. Farris, Jr. Charles J. Farris, Jr.

Frances E. Farris Frances E. Farris By Charles J. Farris, Jr. By power of atty.

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Charles J. Farris, Jr.

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 6th day of December 19 77.

Commission expires 6-24-80

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

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WARRANTY DEED

FROM CHARLES J. FARRIS, JR.

TO MINH QUANG NGUYEN

IDENTIF. REFERENCE

DEC 9 11 11 AM '77

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Charles J. Farris, Jr. with whom I am personally acquainted, and who acknowledged that he executed the within instrument on behalf of Frances E. Farris as her Attorney in Fact as the free act and deed of the within named Frances E. Farris.

Witness my hand and official seal at Nashville, Tennessee, the 6th day of December, 1977.

Notary Public

My Commission Expires: 6-24-80