File 41

WARRANTY DEED

BOOK 5889 PAGE 144

FROM: G. Michael Yopp, Trustee

TO: Weng-Teh Lin and wife, Chien Hui Tzu Lin

This instrument was prepared by:
Robert N. Buchanan, III
Farris, Warfield & Kanaday
Seventeenth Floor
Third National Bank Building
Nashville, Tennessee 37219

Address New Owner(s) As Follows: 118 16th Avenue, South Nashville, Tennessee

Send Tax Bills To: Fidelity Federal Savings and Loan Association Nashville, Tennessee

Map-Parcel Numbers: 93-6 parcel 2

Field Book Numbers: 5W-04240

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is Three Hundred Thousand and no/100 Dollars ($300,000.00).

Weng-Teh Lin
Affiant

SUBSCRIBED AND SWORN TO before me, this the 20th day of May, 19 82.

Julia A. Nasca
Notary Public

My Commission Expires: 7/21/85

FOR AND IN CONSIDERATION OF the sum of Ten Dollars ($10.00) and other good and valuable consideration, G. Michael Yopp, Trustee, with full power to sell, transfer and convey without joinder of any beneficiaries, as Grantor has bargained and sold, and by these presents does transfer and convey unto the said Weng-Teh Lin and wife, Chien Hui Tzu Lin, as Grantees, their heirs, successors, and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> Being part of Lot 30 on the Plan of the original town of Nashville, not of record and described as follows:
>
> Beginning at a point 12.2 feet from the south corner of Broad Street and a public alley; thence running with the northeasterly margin of said alley northwestwardly 45.0 feet to a point; thence leaving said alley eastwardly 85.0 feet to a point 9.0 feet from the westerly margin of Second Avenue; thence running southeastwardly 45.0 feet to a point; thence westwardly 85.0 feet to the point of beginning.
>
> Being the same property conveyed to G. Michael Yopp, Trustee by deed from Reese L. Smith, Jr. and Robert E. Farris of record in Book 5712, page 847, said Register's Office.

This is improved property, known as 200 Broadway, Nashville, Tennessee.

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, successors, and assigns, forever.

And Grantor does covenant with the said Grantees that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except for a lien for 1982 taxes, and rights of parties in possession.

And Grantor does further covenant and bind Grantees, their heirs, successors, and assigns, to warrant and forever defend the title to the said land to the said Grantees, their heirs, successors, and assigns against the lawful claims of all persons whomsoever.

Witness my hand this 20TH day of MAY, 1982.

G. MICHAEL YOPP, TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Julia L. Nance, a Notary Public in and for said County and State, the within named G. MICHAEL YOPP, TRUSTEE, 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 seat at Nashville, Tennessee, this 20th day of May, 19 82.

Julia L. Nance
Notary Public

My Commission Expires: 7/21/85

IDENTIF. REFERENCE

G.92489

MAY 21 11 55 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

GMY/5-20-82

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5889 PAGE 146

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

3000[illegible].00- CO
760.00 CO TX
.50 PRFEE
6.00 MDEED
CHECK 766.50-
B670A00/21/82 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G92489

IDENTIF. REFERENCE

MAY 21 11 55 AM '82

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 882575