This deed prepared by: ( ) Randolph H. Schneider, Attorney at Law, P.O. Box 724386
Atlanta, Georgia 30339

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5320

05/05 256.10

SAFECO TITLE INSURANCE COMPANY

AE# 5228
ERS# 312A-80-0048

WARRANTY DEED

FILE NO._____

STATE OF TENNESSEE COUNTY OF DAVIDSON

THIS INDENTURE, Made the 5th day of October, 1982, between

KARL C. STEAKLEY, Jr. and wife, SUE STEAKLEY

of the County of Davidson, and State of TN as party or parties of the first part, hereinafter called Grantor, and

ANDREW H. C. CHENG and wife, FRAGRANCE LIN CHENG

as party or parties of the second part, hereinafter called Grantee (the words "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH that: Grantor, for and in consideration of the sum of Ten Dollars and other good and valuable considerations in hand paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, convey and confirm unto the said Grantee,

Land in Davidson County, Tennessee, being Lot No. 25 on the Plan of Brentview Meadows, Section I, as of record in Book 3842, page 5, Register's Office for said County, described as follows:

Beginning at a point in the northerly margin of Hill Road, at the corner of Lots Nos. 25 and Lot No. 16; thence with the margin of said Road, westerly 164.11 feet to a point at the beginning of a curve; thence around said curve northwesterly 38.94 feet to a point in the easterly margin of Hill Road Circle; thence with the margin of the same, northerly 190.75 feet to the common corner of Lots Nos. 24 and 25; thence with the line between said lots, easterly 209.52 feet to the westerly line of Lot No. 17 on said Plan; thence with the line between lots 25 and lots 17 and 16, southerly 250.15 feet to the point of beginning.

Subject to easements and restrictions of record.

BEING the same property conveyed to Karl C. Steakley, Jr. and wife, Sue Steakley by deed from John Cook and wife, Virginia S. Cook, of record in Book 4743, page 714, Register's Office for Davidson County, Tennessee.

Address of Grantee	Mail Tax Notice to	Map Parcel No.
Andrew H. C. Cheng 604 Hill Road Nashville, TN. 37220	Commerce Union Bank P.O. Box 2546 Nashville, TN. 37219	MAP 160-12 PARCEL 98 6DU-41285

TO HAVE AND TO HOLD the said tract or parcel of land, with all and singular the rights, members and appurtenances thereof, to the same being, belonging, or in anywise appeartaining, to the only proper use, benefit and behoof of Grantee forever in FEE SIMPLE.

Grantor warrants and will forever defend the right and title to the above described property unto Grantee against the claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor has signed and sealed this deed the day and year above written.

Karl C. Steakley, Jr.

Karl C. Steakley, Jr.

Sue Steakley

Sue Steakley

H46074

T. IDENTIF. REFERENCE

MAY 5 10 58 AM '83

FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF Georgia
COUNTY OF Gwinnett

On this the 5 day of October, 1982, before me personally appeared Karl C. Steakley & Sue Steakley, husband & wife to me known to be the person or persons described in and who executed the foregoing instrument and acknowledged that they executed the same as a free act and deed.

WITNESS my hand and notarial seal.

JUDITH FUTCHES NOTARY PUBLIC GEORGIA STATE AT LARGE

Judith Futches

Notary Public

My Commission Expires:
Notary Public, Georgia, State at Large
My Commission Expires Dec. 10, 1982

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The undersigned Grantee hereby swears or affirms that the actual consideration for this transfer, or value of the property transferred, whichever is greater is $ 96,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Andrew H. C. Cheng, Jr.

Subscribed and sworn to before me on this the 3rd day of May, 1983.

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:

11-17-84

Returnto: Cox File

WILKINS & ADAMS, ATTORNEYS
2210 CRESTMOOR ROAD
P. O. BOX 150187
NASHVILLE, TENNESSEE 37215

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			96000.00- CO	
			249.60- CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 256.10-	
			5320A05/05/83 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H46074

IDENTIF. REFERENCE

MAY 5 10.58 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 946882