FORM NO. WD-1

BOOK 6060 PAGE 32

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $78,000.00

Harold D. Mitchell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF May, 19 83

Notary Public

MY COMMISSION EXPIRES: 12/1/84

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Tom G. Coleman, Jr., Attorney, 9000 E. Church St., Brentwood, TN 37027
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
EZELL, MITCHELL & PARTNERS (NAME)	New Owner (NAME)	Map 173
837 Forrest Hills Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 2
Nashville, TN 37221 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	5DU-26101

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, RAYMOND SHIH-H YAN AND WIFE, REBECCA CHUA YAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO EZELL, MITCHELL & PARTNERS, a Tennessee General Partnership consisting of Houston T. Ezell and Harold D. Mitchell

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:

SEE ATTACHED DESCRIPTION

H 48928

IDENTIF. REFERENCE

MAY 20 8 54 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

RUSH

This is unimproved ( ) improved (X) property, known as 75 Barnes Road, Nashville, Tennessee
(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 we hands this 19th day of May, 19 83

Raymond Shih-H Yan Rebecca Chua Yan

STATE OF TENNESSEE
Davidson County of Williamson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named RAYMOND SHIH-H YAN AND WIFE REBECCA CHUA YAN

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 Brentwood, Tennessee, this 24th day of May 19 83

Commission expires 10/21/84

Linda Worden
Notary Public

STATE OF TENNESSEE
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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

RAYMOND SHIH-H YAN AND WIFE,

REBECCA CHUA YAN

TO

EZELL, MITCHELL & PARTNERS

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

TRACT 1
LAND in Davidson County, Tennessee, described according to a survey by R. L. Montoys - Land Surveying, dated June 15, 1978, as follows:

BEGINNING at an iron pin in the northerly margin of Barnes Road, said pin being 1,164.5 feet more or less East of the Northeast corner of the intersection of Nolensville Road and Barnes Road; thence, leaving said Barnes Road and along the east and north property lines of Alice Elliott as recorded in Deed Book 3617, Page 441, said Register's Office, North 6 deg. 20 min. 50 sec. East 292.92 feet to a corner post; thence, North 87 deg. 32 min. 30 sec. West 383.44 feet to an existing iron pin in the east property line of Monte Carlo Estates, Section One, as of record in Book 4675, Page 68, said Register's Office, Alice Elliott's northwest corner; thence, along said Monte Carlo Estates east line north 9 deg. 52 min. 27 sec. East 273.50 feet to an existing monument; thence, along the South property line of Monte Carlo Estates, Section One and Monte Carlo Estates, Section Two-B, as of record in Book 5050, Page 99, said Register's Office; South 87 deg. 18 min. 27 sec. East 558.96 feet to an existing monument; thence, continuing along the west property line of Monte Carlo Estates Section Two-B south 6 deg. 21 min. 22 sec. West 629.63 feet to an iron pin being the southwest corner of Monte Carlo Estates, Section Two-B, in the north margin of Barnes Road; thence, along the northerly margin of Barnes Road with a curve to the left (Radius=798 14 feet) 200.00 feet to the point of beginning containing 4.94 acres more or less. **

**INCLUDED in the above described property but excluded from the property being conveyed herein is that portion of the described tract that was sold and deeded to Phillip L. Stinson by deed of record in Book 5388, Page 312, and being more particularly described as follows:

BEGINNING at the rear corner of Lot No. 390 and the "Reserve Parcel" on the Plan of "Monte Carlo Estates - Section One", of record in Book 4675, Page 68, RODC Tennessee; thence N 87° 56' 26" W, 160.12 feet to a concrete monument; thence S 09° 06' 16" W, 138.81 feet to an iron pin; said iron pin being the rear corner of Lot No. 393 and "Reserve Parcel" on the aforementioned plan of "Monte Carlo Estates"; thence N 54° 11' 22" E, 224.42 feet to the point of beginning, containing 0.25 acres, more or less.

TRACT 2
BEING a parcel of land located in the 31st Councilmanic District of Davidson County, Tennessee, and also being a portion of the reserve parcel as shown on the Plan of "Monte Carlo, Section 11B" of record in Book 5050, Page 99, Register's Office for said County.

BEGINNING at the rear corner of Lots 26 & 27 on the said Plan of Monte Carlo Section 11B" and running with the rear line of Lots 27, 28, 29 30 and 31, N 62° 16' 24" W 296.85 feet to an iron pin;thence leaving the rear line of said Lots, S 02° 14' 10" W 128.69 feet to an iron pin; said iron pin being situated in the northerly line of the James W. Eaton Property, as of record in Book 5305, Page 522, R.O.D.C. Tennessee; thence with the said northerly line of Eaton, S 87° 57' 48" E 267.96 feet to the point of beginning, containing 0.40 acres, more or less.

BEING the same property conveyed to Raymond Shih-H Yan and wife, Rebecca Chua Yan by deed from James W. Eaton and wife, Wilma Jean Eaton of record in Book 5847, Page 996, Register's Office for Davidson County, Tennessee.

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	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
			78000.00-	CO
			202.80	CO TX
			.50	PRFEE
			9.00	WDEED
			CHECK	212.30-
		8868A05/20/83	BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 48928

IDENTIF. REFERENCE

MAY 20 8 54 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 950310