BOOK 30

BOOK 6530 PAGE 611

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 44,500.00

Somdeth Bouaphachanh
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF April, 1985

Notary Public

MY COMMISSION EXPIRES: 11-19-86

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENN.

THIS INSTRUMENT WAS PREPARED BY
I. DYKE TATUM, Attorney
Suite 200, Realtors Building, 306 Gay Street, Nashville, Tennessee 37201

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Somdeth Bouaphachanh, etal (NAME)	Third National Mortgage Company (NAME)	119-6-329
412 Lutie Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2628 (STREET ADDRESS)	6DA-14413
Nashville, TN 37211 (CITY) (STATE) (P.O. ZIP)	Nashville, Tennessee 37219 (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 E. Bumgarner, Jr., Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Somdeth Bouaphachanh and Sithonh Bouaphachanh

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:

LAND in Davidson County, Tennessee, being Lot No. 7 on the plan of Rosewood Estates, Section Three, of record in Book 5210, page 1, Register's Office for said County.

SAID Lot No. 7 fronts 41.65 feet on the northeasterly margin of Lutie Drive and extends back 108.11 feet on the southerly line and 170.17 feet on the northwesterly line to a broken line in the rear, measuring 172.91 feet thereon.

BEING the same property conveyed to James E. Bumgarner, Jr., unmarried, by deed from Margie L. Williams, unmarried, of record in Book 5468, page 818, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 5176, page 649 as amended in Book 5264, page 398, both in said Register's Office, and to the matters set forth in the above referenced plan of record.

This instrument is executed on behalf of James E. Bumgarner, Jr. by Jim Allgood, as his Attorney-in-Fact pursuant to a Power of Attorney which is being placed of record with this instrument.

9557

IDENTIF. REFERENCE

APR 10 1 22 PM '85

REGISTER'S OFFICE DAVIDSON COUNTY, TN

CHECK This is unimproved ( ) improved (X) property, know as 412 Lutie Drive, Nashville, Tennessee 37211
(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 convenant 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 my hand this 10th day of April, 1985

James E. Bumgarner, Jr. by Jim Allgood

James E. Bumgarner, Jr. by Jim Allgood, Attorney-in-Fact

6509

STATE OF TENNESSEE }
Davidson County }

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor_____, with whom I am personally acquainted, * and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____ _____, Tennessee, this _____ day of _____, 19_____.

Commission expires _____ _____
Notary Public

* or proved to me on the basis of satisfactory evidence.

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

* or proved to be on the basis of satisfactory evidence.

WARRANTY DEED

FROM
James E. Bumgarner, Jr., Unmarried

TO
Somdeth Bouaphachanh and
Sithonh Bouaphachanh

J. DYKE TATUM, Attorney
Suite 200, Realtors Building
306 Gay Street
Nashville, Tennessee 37201

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 Jim Allgood, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument on behalf of James E. Bumgarner, Jr. as his Attorney-in-Fact as the free act and deed of the within named James E. Bumgarner, Jr.

Witness my hand and official seal at Nashville, Tennessee, this 10th day of April, 1985.

NOTARY PUBLIC AT LARGE STATE OF TENN.

Notary Public

My Commission Expires:

1-19-86

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

BOOK 6530 PAGE 613

RECEIVED OF _____

FOR _____

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
			44500.00-	CAMT.
			115.70	CSTAX
			.50	PRFEE
			6.00	WDEED
				CHECK 122.20-
6809A04/10/85				BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 9 5 5 7 1

IDENTIF. REFERENCE

APR 10 1 22 PM '85

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 123779