FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 68,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF April, 1985.

Robert C. Taylor
Notary Public

MY COMMISSION EXPIRES: 4/12/88
(AFFIX SEAL)

~~MAIL TO:~~ THIS INSTRUMENT WAS PREPARED BY
Robert L. Trentham, 24th Floor, L & C Tower, Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Toi H. Nguyen, et ux (NAME)	Mortgage Corp. of the South (NAME)	102-7
6681 Upton Lane (STREET ADDRESS OR ROUTE NUMBER)	2119 Sixth Avenue North P. O. Box 10726 (STREET ADDRESS)	91
Nashville, TN 37209 (CITY) (STATE) (P. O. ZIP)	Birmingham, AL 35202 (CITY) (STATE) (ZIP)	8DZ-08680

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, WILLIAM STANLEY PERRY, JR. and wife, PAMELA KAY PERRY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO TOI H. NGUYEN and DI T. NGUYEN

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. 48 on the Plan of Charlotte Park, Section 26, as of record in Book 3700, page 91, Register's Office for Davidson County, Tennessee.

SAID Lot No. 48 fronts 104.46 feet on the northerly side of Upton Lane and extends back 151.80 feet on the westerly line and 115.87 feet on the easterly line to a dead line measuring 47.42 feet thereon.

BEING the same property conveyed to William Stanley Perry, Jr. and wife, Pamela Kay Perry, by deed from Joe D. Gower and wife, Joy B. Gower, of record in Book 5251, page 598, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to a first mortgage deed of trust of record in Book 5251, page 600, Register's Office of Davidson County, Tennessee, which secures an indebtedness to Mortgage Corporation of the South, and which the Grantees are herein assuming said indebtedness, which has a principal balance owing of approximately $ 38,986.16. WSP PKP

This conveyance is also made subject to restrictiions of record in Book 4142, page 166, Book 4065, page 67 and the plat of record in Book 4700, page 91, RODC, Tn. and current property taxes which have been prorated as of date of deed and are herein assumed by Grantees.

CHECK ( ) unimproved ( ) This is improved (X) property, known as 6681 Upton Lane, Nashville, Tennessee 37209
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

04/193.30-

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 hands this 19th day of April, 19 85

William Stanley Perry, Jr.
WILLIAM STANLEY PERRY, JR.

Pamela Kay Perry
PAMELA KAY PERRY

3673

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named WILLIAM STANLEY PERRY, JR. and wife, PAMELA KAY PERRY,

the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 19th day of April, 19 85.

Robert C. Taylor
Notary Public

Commission Expires 4/17/88

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19___.

_____
Notary Public

Commission Expires _____

WARRANTY DEED

FROM
WILLIAM STANLEY PERRY, JR.
and wife, PAMELA KAY PERRY

TO

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

RELEASED

APR 19 12 03 PM '85

FELIX E. DILLARD II REGISTER
DAVIDSON COUNTY, TN

IDENTIF. REFERENCE

I.D. 7.9.53

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
			68000.00- CAMT.	
			176.80 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 183.30-	
9673A04/19/85			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 9 7 9 5 3

IDENTIF. REFERENCE

APR 19 12 23 PM '85

FELIX Z. WILSON JT REGISTER
DAVIDSON COUNTY, TN

No. 126567