WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Dr. & Mrs. Ja Nan Yu	Same	104-15
(NAME)	(NAME)	53
1501 Sycamore Circle		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	24W-9070
Manchester TN 37355		
(CITY) (P.O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ----------

----------($10.00) *Dollars*

BOOK 6693 PAGE 791

Bobby G. Rouse, et ux Debbie Rouse

have this day bargained and sold, and do hereby transfer and convey unto the said Ja Nan Yu, et ux SheNG Mei Yu

their

certain real estate in Davidson *County, Tennessee, as follows.* *(successors), heirs and assigns,*

LAND in Davidson County, Tennessee, being the easterly half of Lot No. 80 on the Map of Sunset Park, as of record in Book 332, Page 132, of the Register's Office for said County.

SAID part of Lot No. 80 fronts 50 feet on the northerly side of West Ashwood Avenue (formerly "A" Street) and runs back between parallel lines 160.5 feet to a dead line.

BEING the same property conveyed to Bobby G. Rouse, and wife, Debbie Rouse by deed of record in Book 6117, Page 8, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE }
COUNTY OF }

The actual consideration or value whichever is greater, for this transfer is $ 86,000.00

Subscribed and sworn to before me, this the 29 day of May 1985

Affiant

My commission expires: 11-1-87 (Affix Seal)

Notary Public

DAVIDSON COUNTY, TENN. STATE OF TENNESSEE

unimproved( )
This is improved(X) property, known as 2622 Ashwood Avenue, Nashville, Tennessee 37212
(House Number) (Street) (P.O. Address) (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Ja Nan Yu, et ux SheNG Mei Yu

their *(successors),*

heirs and assigns forever we *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

we *further covenant and bind* ourselves and our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Ja Nan Yu, et ux SheNG Mei Yu

their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 28th *day of* May 1985 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Bobby Rouse
BOBBY G. ROUSE

Debbie Rouse
DEBBIE ROUSE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned *, a Notary Public in and for said County and State,* BOBBY G. ROUSE and DEBBIE ROUSE

the within named 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 Nashville *Tennessee. this* 28th *day of* May *, 19* 85 .

Patricia M. Challenberg *Notary Public*

Commission expires 7/18/87

STATE OF TENNESSEE }
COUNTY OF }

Before me, ,*a Notary Public of the State and County aforesaid, personally appeared* , *with whom I am personally acquainted, and who, upon oath, acknowledged* self to be of the *the within named bargainor, a corporation, and that* he as such , *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* self as .

Witness my hand and seal, at office in , *this* day of , 19 .

Notary Public

Commission expires .

THIS INSTRUMENT WAS PREPARED BY:

Joe Saperstein
Attorney
Suite 115
95 White Bridge Rd.
Nashville, TN 37205

FILED FOR RECORD & RECORDED IN REGISTER'S OFFICE
DAVIDSON COUNTY, TN
MAY 31 10 51 AM '85

IDENTIF. REFERENCE

80060

WARRANTY DEED

FROM

TO

TITLE INSURED BY POLICY NUMBER:

The Associates, Inc. Livery of Seven

Compliments of

Title Associates, Inc.

REPRESENTING

USLIFE TITLE INSURANCE
Company of New York

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

RECEIVED OF _____

FOR _____

BOOK 6569 PAGE 796

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

86000.00- CAMT.
223.60 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 230.10-
3174A05/31/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J09008

IDENTIF. REFERENCE

MAY 31 10 51 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 139725