29950

IDENTIFICATION REFERENCE

AUG 20 12 55 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

BOOK 6634 PAGE 487

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

85,504.68

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF August, 19 85

Notary Public

MY COMMISSION EXPIRES July 18, 1987

THIS INSTRUMENT WAS PREPARED BY
LEON SHARBER, ATTORNEY, SUITE 100, 325 PLUS PARK BLVD., NASHVILLE, TENNESSEE 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ah Shew Wong (NAME)	Lincoln Service Corporation (NAME)	MAP 073-11
2317 Dundee Lane (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 989 (STREET ADDRESS)	PARCEL 68
Nashville, TN 37214 (CITY) (STATE) (P. O. ZIP)	Owensboro, KY 42302-0989 (CITY) (STATE) (ZIP)	03DZ-49116

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, A. Mark Ladd and wife, Wanda J. Ladd

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ah Shew Wong and Ching Wong

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, and described as follows:

BEING Lot No. 118 on the Plan of Sunset View Section I, as of record in Book 2331, pages 100 and 101, Register's Office for Davidson County, Tennessee

SAID Lot No. 118 fronts 80 feet on the southerly side of Dundee Lane and runs back between lines 220 feet on the easterly side line and 192.3 feet on the westerly side line to a line at the rear measuring 99.4 feet thereon.

BEING the same property conveyed to Wanda J. Ladd and husband, A. Mark Ladd by quitclaim deed from Edward Seddon, Trustee, of record in Book 6059, page 385, Register's Office for Davidson County, Tennessee.

IT IS UNDERSTOOD AND AGREED that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust of record in Book 6059, page 387, of the Register's Office for Davidson County, Tennessee, which the grantees herein hereby assume and agree to pay.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

unimproved ( )
This is improved (X) property, known as 2317 Dundee Lane, Nashville, TN 37214
(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 our hands this 15th day of August, 19 85

A. Mark Ladd

Wanda J. Ladd

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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 A. Mark Ladd and wife, Wanda J. Ladd

the bargainors, 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 Office in Nashville, Tennessee, this 15th day of August, 1985.

Commission expires July 18, 1987

Notary Public

STATE OF TENNESSEE }

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

WARRANTY DEED

FROM
A. Mark Ladd
Wanda J. Ladd

TO
Ah Shew Wong
Ching Wong

Return to:
LEON SHARBER, ATTORNEY
325 PLUS PARK BOULEVARD
NASHVILLE, TENNESSEE 37217

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____ BOOK 6634 PAGE 489

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

85504.68- CAPT.
222.30 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 228.30-
9133A08/20/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

29950

IDENTIF. REFERENCE

AUG 20 12 55 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 165051