FORM NO. WD-1

BOOK 5701 PAGE 927

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 40,726.12

X _____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 1st DAY OF November, 1985.

_____
Notary Public

MY COMMISSION EXPIRES: 9/16/89
(AFFIX SEAL)

NOTARY PUBLIC STATE OF ILLINOIS COOK COUNTY

THIS INSTRUMENT WAS PREPARED BY

Clark L. Shaw, Donelson Plaza, Suite 212, Nashville, TN 37214 (615)883-0705
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William G. Poulk & Sheila Youngs (NAME)	Same (NAME)	86-1-31
6010 Baltic Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	4D 1525
Hermitage, Tennessee 37076 (CITY) (STATE) (P.O. ZIP)	(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 Thienchai and Jenny L. Tungsvanich

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William Gary Poulk and Sheila J. Youngs, joint tenants with right of survivorship

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. 137 on the plan of Dodson Heights of record in Book 2900, page 113, Register's Office for Davidson County, Tennessee.

SAID Lot No. 137 fronts 58 feet on the southerly margin of Baltic Drive and extends back 141.9 feet on the westerly line and 140.9 feet on the easterly line to a line in the rear measuring 77.8 feet thereon.

BEING the same property conveyed to Thienchai Tungsvanich and wife Jenny L. Tungsvanich by deed from Walter F. Kirkpatrick and wife Janice M. Kirkpatrick of record in Book 5701, page 96, Register's Office for Davidson County, Tennessee.

SUBJECT to a Deed of Trust recorded at Book 4821, page 138 re-recorded in Book 4827, page 509 and assigned at Book 4839, page 885 in said Register's Office. Subject to Deed of Trust of record in Book 5701, page 99 in said Register's Office dated January 16, 1981.

SUBJECT to restrictive covenants contained in an instrument of record in Book 3130, page 623 and Book 3161, page 279 in said Register's Office.

SUBJECT to plan of record in Book 2900, page 113 in said Register's Office showing a thirty foot minimum building setback line from Baltic Drive and a ten foot easement for public utility and drainage purposes along the rear of said lot.

THE transferable escrow overage of $124.72 is transferred to the Grantees by the Grantors.

This is unimproved ( ) improved (X) property, known as 6010 Baltic Drive, Hermitage, Tennessee 37076
(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 1st day of November, 19 85

x Thienchai Tungsvanich
GRANTORS

x Jenny L. Tungsvanich
GRANTORS

x Gary Poulk
GRANTEES

x Sheila J. Youngs
GRANTEES

BOOK 6701 PAGE 928

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Clark L. Shaw, a Notary Public in and for said County and State, the within named Thienchai Tungsvanich, Jenny L. Tungsvanich, William Gary Poulk, and Sheila J. Youngs

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 1st day of November, 1985.

Clark L. Shaw
Notary Public

Commission Expires 9-16-89

CLARK L. SHAW NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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

Thienchai Tungsvanich and Jenny L. Tungsvanich

TO

William Gary Poulk and Sheila J. Youngs

as joint tenants with right of survivorship

This Document Prepared By:

Clark L. Shaw
Donelson Plaza, Suite 212
Nashville, Tennessee 37214
(615) 883-0705

Attorneys Title Company, Inc.
Titles Guaranteed
SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

FILED FOR RECORD
NOV 5 8 AM '85
REGISTER'S OFFICE

RECEIVED
NOV 05 12 32 PM '85
REGISTER'S OFFICE
50450

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6701 PAGE 929

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

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

MISC -MISCELLANEOUS
COTX -STATE TAX CONVEY
MOTX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

40726.12- CONT.
105.82 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 112.32-
3622A11/05/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

IDENTIFICATION REFERENCE

Nov 5 8 34 AM '85

FELIX Z. WILSON
REGISTER

No. 188905