$39

6773 538

File 20

ADDRESS NEW OWNERS	SEND TAX BILLS TO	MAP-PAR NO.
Huang Yang, Liang-Chan and wife, Paio-Fu Huang 5624 Lenox Avenue Nashville, Tennessee	same 1501 Sycamore Circle Manchester Tn 37355	Map 91-14 Parcel 1ee 08DA-46310

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantee(s) and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Lena Mae Miller and husband, J.B. Miller, have bargained and sold, and by these presents do transfer and convey unto the said Huang Yang, Liang-Chan and wife, Paio-Fu Huang, the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

BEING part of Lot No. 18 on the Map of the C.C. Vernon Farm, as of record in Book 161 and Page 164, Register's Office for said County, described as follows:

BEGINNING at a point on the northerly margin of Lenox Street, 76 feet 6 inches easterly from the northeast corner of said Lenox Street and Osceola Avenue, said point being the southeast corner of part of Lot No. 18 conveyed to Inez Turnbo by deed from J.R. Morris and wife, of record in Book 1715, Page 452, said Register's Office; thence with Turnbo's eastern boundary line northwardly 277 feet, more or less, to a point on the southerly margin of an alley, said point being Turnbo's northeast corner; thence with the southerly margin of said alley, eastwardly 39 feet 6 inches to a point; thence southwardly 277 feet, more or less, to a point on said northerly margin of said Lenox Street; thence with the northerly margin of said Lenox Street, westwardly 36 feet to the beginning.

BEING the same property conveyed to Lena Mae Miller and husband, J.B. Miller by deed from James E. Buttery and wife, Annie Belle Buttery of record in Book 2482, Page 177, said Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions, easements and plats of record in Register's Office for said County.

This is improved property, known as: 5624 Lenox Avenue, Nashville, Tennessee

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.

Whenever 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 30 day of January, 1986.

Lena mae Miller
Lena Mae Miller

J. B. Miller
and husband, J.B. Miller

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BK 5773 PG 843

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lena Mae Miller and husband, J.B. Miller, the bargainor(s), 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 30 day of January, 1986.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 7-17-88

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or true value, whichever is greater, for this transfer is $51,500.00

Huang Yang, Liang-chun
AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME THIS 30 DAY OF January, 1986.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
7-17-88

72852

IDENTIFICATION REFERENCE

JAN 31 8 45 AM '86

FELIX Z. HUDDLESTON, JR.
DAVIDSON COUNTY, TN

This instrument was prepared by:

Rick M. Johnson, 3221 Nolensville Road, Nashville, Tennessee 37211

(615) 833-5858

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5773 PAGE 641

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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7 2 8 5 2

IDENTIFICATION REFERENCE

JAN 31 8 46 AM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY

No. 215332