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FORM NO. WD-1

File # 18233
Loan # 10741

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$56,900.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF May, 19 86

Notary Public

MY COMMISSION EXPIRES: 4-9-87
(AFFIX SEAL)

Box 1

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
SOMCHANH BITDA (NAME)	Atlantic Coast Mortgage Company (NAME)	MAP 74-8
197 Bonnalee Drive (STREET ADDRESS OR ROUTE NUMBER)	3975 University Drive (STREET ADDRESS)	PAR 196
Hermitage, TN 37076 (CITY) (STATE) (P.O. ZIP)	Fairfax, Virginia 22030 (CITY) (STATE) (ZIP)	4D-34474

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, ROBERT E. GARRETT and wife MARY S. GARRETT

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO SOMCHANH BITDA and SOMSANIT BITDA, and NANG BITDA

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. 876 on the Plan of Hermitage Hills, Section 8, as of record in Book 3600, Page 24, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Robert E. Garrett and wife Mary S. Garrett by deed from Randolph W. Bice et ux Cathy Porter, as of record in Book 6185, Page 410, Register's Office for Davidson County, Tennessee.

027287

IDENTIFICATION REFERENCE

May 21 8 41 AM '86

FELIX E. ELLIS REGISTER
DAVIDSON COUNTY, TN

unimproved (X)
This is improved ( ) property known as 197 Bonnalee Drive, Hermitage, TN 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 their hands this 15th day of May, 19 86

Robert E. Garrett
ROBERT E. GARRETT

Mary S. Garrett
MARY S. GARRETT

STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ROBERT E. GARRETT and wife MARY S. GARRETT

the bargainers, 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 15th day of May, 1986.

Notary Public

Commission Expires 4-19-87

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

ROBERT E. GARRETT

MARY S. GARRETT

TO

SOMCHANH BITDA

SOMSANIT BITDA

Sasser & Hazen, Attorneys
Row 1
Box 7

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

'56900.00- CONT.
147.34 CSTAX
.50 PRFE
6.00 MOR T
CHECK 154.44-
0416A05/21/08 BAL .01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0 2 7 8 7

IDENTIFICATION REFERENCE

MAY 21 8 41 AM '08

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 250183