Please mail to: L. Lihchyun Wang, Trustee
5317 Franklin Rd., Nashville, Tn. 37220

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 195,000

Marvelyn Allen
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF November 1986.

Louise E. Langley
Notary Public

MY COMMISSION EXPIRES: 1-3-87
(AFFIX SEAL)

BOOK 7048 PAGE 730

THIS INSTRUMENT WAS PREPARED BY
J. B. Downey, Sr. 127 Franklin Rd. Suite 310 Brentwood, Tn. 37027
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
L. Lihchyun Wang, Trustee (NAME)	New Owner (NAME)	160-6 Par 9 Ja
5317 Franklin Rd. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tn. 37220 (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, Richard D. Downey, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO L. Lichyun Wang, Trustee

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. 189 on the Plan of Oak Hill Estates, Section I, as of record in Book 3700, page 119, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to Richard D. Downey by deed from J. B. Downey of record in Book 6861, page 146 said Register'a Office.

This conveyance is subject to Restrictive Covenants of record in Book 4122, page 739; The Plan of record in Book 3700, page 119, said Register's Office, shows an Owners Certificate, a 175 foot minimum building setback line from Franklin Road and a 10 foot easement for public utility and drainage purposes along the westerly and northerly lines of said lot, and taxes for 1986 which have been prorated.

66391

IDENTIFICATION REFERENCE

Nov 24 11 42 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

11/24/86 0:00 CHECK

This is { unimproved (X) } property, known as 5317 Franklin Road, Nashville, Tennessee 37220
(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 my hand on, this 21st day of November, 1986

Richard D. Downey

9530

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, LEIGH E. LANGLEY, a Notary Public in and for said County and State, the within named RICHARD D. DOWNEY

the bargainor, with whom I am personally acquainted, and who acknowledged that HE executed the within instrument for the purposes therein contained. Witness my hand and official seal at NASHVILLE, Tennessee, this 21ST day of NOVEMBER 19 86.

Commission expires 1-3-87

Leigh E. Langley
Notary Public

STATE OF TENNESSEE
Davidson County

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
Richard D. Downey

TO
L. Lichyun Wang, Trustee

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7048 PAGE 732

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

[illegible]0- CAPT.
540.00 CSTAX
.50 PRFEE
6.00 WDTAX
CHECK 552.50-
9536A 11/24/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

66391

IDENTIFICATION REFERENCE

Nov 24 11 42 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No.15417