BOOK 7057 PAGE 706

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAXXXXXXX } Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ ~~53,000.00~~

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE ~~25th~~ DAY OF ~~November~~ , 19 ~~86~~

Notary Public

MY COMMISSION EXPIRES: 1-10-87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Montgomery & Associates 215 Centerview Dr. Suite 150, Brentwood, TN 37027
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Houmphank Nothammavong (NAME)	Atlantic Coast Mortgage Company (NAME)	162-06
5129 Tusculum Court (STREET ADDRESS OR ROUTE NUMBER)	3975 University Dr. #100/210 (STREET ADDRESS)	84
Nashville, TN. 37211 (CITY) (STATE) (P. O. ZIP)	Fairfax, VA 22030 (CITY) (STATE) (ZIP)	05DU 54000

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, Jon Barry Matthews and Patricia Ellithorpe Matthews

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Houmphank Nothammavong and wife, Chith Nothammavong

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:

BEING Lot No. 1, Fair Oaks Subdivision, Section 1, of record in Book 4175, page 42 and 43, 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 Jon Barry Matthews and wife Patricia Ellithorpe Matthews, having since divorced and Final Degree in the Fifth Circuit Court of Davidson County, Tennessee, Dockett No. 91720 by deed from Irvin O. Leaver and wife Betty L. Leaver of record in Book 4807, Page 745, Register's Office, Davidson County, Tennessee.

Subject to restrictions of record in Book 4289, page 198 said Register's Office, amended in Book 4475, page 863.

This conveyance is subject to any and all existing easements of record.

69061

IDENTIFICATION REFERENCE

Dec 3 11 01 AM '86

REGISTER'S OFFICE DAVIDSON COUNTY, TN

This is { unimproved / improved } property, known as 5129 Tusculum Court, Nashville, TN. 37211
(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 25th day of November, 19 86

Jon Barry Matthews
Jon Barry Matthews

Patricia Ellithorpe Matthews
Patricia Ellithorpe Matthews

STATE OF TENNESSEE
~~Davidson~~ County
Williamson

BOOK 7057 PAGE 707

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ~~Jon Barry Matthews and Patricia Ellithorpe Matthews~~

the bargainor~~s~~, 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 ~~Brentwood~~, Tennessee, this ~~25th~~ day of November 19~~86~~.

Commission expires 1-10-87

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
Jon Barry Matthews and Patricia Ellithorpe Matthews

TO
Houmphank Nothammavong and wife, Chith Nothammavong

MONTGOMERY, CRANFORD, KESTNER & HARDEMAN
215 CENTERVIEW DRIVE, SUITE 150
BRENTWOOD, TENNESSEE 37027

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

RECEIVED OF _____

FOR _____

BOOK 7057 PAGE 708

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

530[illegible].00- CAMT.
148.40 CSTAX
.50 PRFE[illegible]
6.00 WDE[illegible]
CHECK 154.90-
260[illegible]12/03/86 CAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6: 9 0 6 1.

IDENTIFICATION REFERENCE

Dec 3 11 01 AM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 18414