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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $97,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF May, 1987.

Notary Public

MY COMMISSION EXPIRES: July 23, 1990
(AFFIX SEAL)

MORTGAGEE:
Fidelity Federal Savings & Loan
Association of Tennessee
401 Union Street
Nashville, Tennessee 37219

THIS INSTRUMENT WAS PREPARED BY
Denney, Lackey & Chernau, P. O. Box 3429, Nashville, Tennessee 37219-0429
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Harrison Y. N. Yang (NAME)	Fidelity Federal Savings & Loan (NAME)	104-15-443
2016 Sweetbriar Avenue (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	24W-12365
Nashville, Tennessee 37212 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (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, Melba J. Phillips, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Harrison Y. N. Yang and wife, Holing Yang

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. 10 on the Map of T. W. Crutcher and Company's Resubdivision of Jacob Hostettlers subdivision of Lots 1, 2 and 3 of the Bain Tract, of record in Book 547, page 136, and also in Book 843, page 71, said Register's Office.

Said Lot No. 10 fronts 60 feet on the northerly margin of Sweetbriar Avenue and runs back between parallel lines 165 feet to a line in the rear which measures 60 feet thereon.

Being the same property conveyed to Frank Johnson and wife, Aleen Laurence Johnson by deed from Ruth Adams Potter, a widow as of record in Book 1339, page 19, said Register's Office. The said Frank Johnson and wife, Aleen Laurence Johnson having since deceased, Aleen having predeceased Frank. The said property was vested in Melba J. Phillips as Executrix by Will of said Frank Johnson of record in Book 127, page 237, recorded June 12, 1979, Probate Court Clerk's Office, Davidson County, Tennessee. The said Melba J. Phillips, Executrix of the estate of Frank Johnson, having since quitclaimed the property to Melba J. Phillips, individually, of record in Book 6360, page 505, said Register's Office, dated March 18, 1980.

2.6.9.6.5.

IDENTIFICATION REFERENCE

MAY 18 2 40 PM

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY

This is improved (XX) unimproved property, known as 2016 Sweetbriar Avenue, Nashville, Tennessee 37212
(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 her hand this 14th day of May, 19 87

Melba J. Phillips

Melba J. Phillips

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Melba J. Phillips, unmarried

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 14th day of May, 1987.

Notary Public

Commission Expires July 10, 1990

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
Melba J. Phillips, unmarried

TO
Harrison Y. N. Yang and wife, ~~Hoiing Yang~~

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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

97500.00- CAMT.
273.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 279.50-
8474A05/18/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2 6 9 6 5

IDENTIFICATION REFERENCE

MAY 18 2 40 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 82995