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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 $ 74,500.00

Khamp Sonexayarath
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF September, 19 87

Notary Public

MY COMMISSION EXPIRES: 3-21-90

(AFFIX SEAL)

STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Montgomery & Associates One Burton Hills Blvd., S-220, Nashville, Tennessee 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Khampoune Sonexayarath (NAME)	Atlantic Coast Mortgage Company (NAME)	102-04-0
509 River Rouge Drive (STREET ADDRESS OR ROUTE NUMBER)	3975 University Drive (STREET ADDRESS)	029.00
Nashville, TN 37209 (CITY) (STATE) (P. O. ZIP)	Fairfax, Virginia 22030 (CITY) (STATE) (ZIP)	08DA 33404

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, Estate of Maybelle Phillips

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Khampoune Sonexayarath and Manichanh Sonexayarath his wife

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. 332 on the Plan of Charlotte Park, Section XI, as of record in Book 2900, page 79 & 80, Register's Office for Davidson County, Tennessee.

SAID Lot No. 332 fronts 72 feet on the southerly side of River Rouge Drive and runs back between line, 150 feet on the westerly side and 130 feet on the easterly side to a line in the rear, measuring 74.7 feet thereon.

Being the same property conveyed to Maybelle Phillips a 1/2 undivided interest by deed from Ada Ann Phillips of record in Book 4457, page 181, and by deed from G. H. Todd & H. B. Sheets of record in Book 3874, page 134, said Register's Office for Davidson County, Tennessee.

Subject to restrictions of record in Book 3033, page 638 and in Book 2593, page 566, said Register's Office.

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

This is unimproved ( ) improved (XXX) property, known as 509 River Rouge Drive, Nashville, TN 37209
(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 25th day of September, 19 87

x Orleary Sanders Exec of the Estate of Maybelle Phillips
~~Estate of Maybelle Phillips~~

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned Estate of Maybelle Phillips, a Notary Public in and for said County and State, the within named

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 25th day of September 19 87

Commission expires 3-11-90

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 Estate of Maybelle Phillips

TO Khampoune Sonexayarath and wife, Manichanh Sonexayarath

7.31.96

IDENTIFICATION REFERENCE

OCT 9 11 32 AM '87

DAVIDSON COUNTY, TN

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 TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

76500.00- CONV.
208.60 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 215.10-
1725A10/09/87 AM .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7:31 P.M.

IDENTIFICATION/REFERENCE

Oct 9 11 32 AM '87

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 25202