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FORM NO. WD-1

File 14

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $73,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF March, 1988

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Donald Arkovitz, Attorney, 332 White Bridge Road, Nashville, TN37209
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
KINH DUC TRAN, et ux (NAME)	KINH DUC TRAN (NAME)	Map : 102.04
6456 Thunderbird Drive (STREET ADDRESS OR ROUTE NUMBER)	6456 Thunderbird Drive (STREET ADDRESS)	Par : 116.00
Nashville, TN 37209 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37209 (CITY) (STATE) (ZIP)	08DA-32975

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. Margo and wife, Ruby C. Margo

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kinh Duc Tran and wife, Cu T. Pham

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. 1110 on the Plan of Charlotte Park, Section 19, as of record in Book 3600, page 83.

SAID Lot No. 1110 fronts 85.00 feet on the northwesterly side of Thunderbird Drive and extends back 137.70 feet on the northerly line and 152.0 feet on the southerly line, to a line in the rear on which it measures 70.0 feet.

THIS conveyance is made subject to restrictions of record in Book 3821, page 339.

BEING the same property conveyed to Robert E. Margo and wife, Ruby C. Margo, by warranty deed from Stanley Kinnaman and Jerry Kinnaman Deere, of record in Book 4956, page 558, Register's Office of Davidson County, Tennessee.

13958

IDENTIFICATION REFERENCE

MAR 18 3 11 PM '88

FELIX Z WILSON JR REGISTER
DAVIDSON COUNTY, TN

7511 03/18 0101 03CHECK 210.90

This is { unimproved / improved (X) } property, known as 6456 Thunderbird Drive, Nashville, Tennessee 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 our hand S this 17th day of March, 1988

Ruby C. Margo
RUBY C. MARGO

Robert E. Margo
ROBERT E. MARGO

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Robert E. Margo and wife, Ruby C. Margo

the bargainors, 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 17th day of Nashville, 1988.

Notary Public

Commission Expires 10/24/88

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

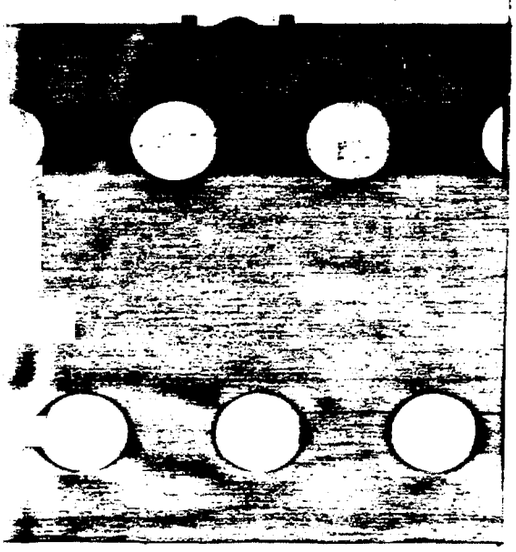
Commission Expires _____

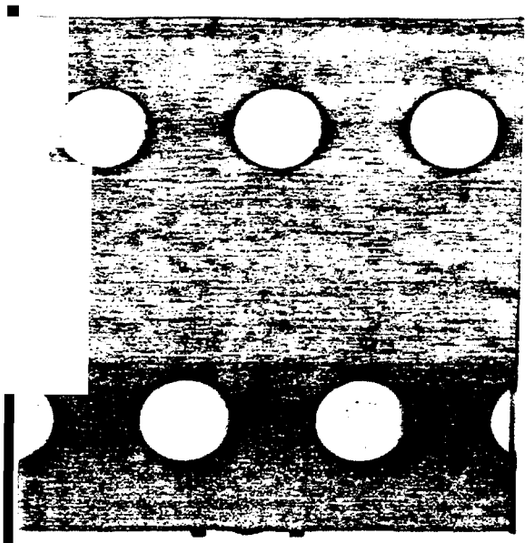
WARRANTY DEED

FROM
Robert E. Margo and wife,
Ruby C. Margo

TO
Kinh Duc Tran and wife,
Cu T. Pham

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 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

CAMT 73000.00
CON TX 204.40
PRFEE 0.50
MDEED 6.00
TOTAL 210.90
CHECK 210.90

03/18/88 01 15:15 0001 7511

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 3958

IDENTIFICATION REFERENCE

MAR 18 3 11 PM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 72110