BOOK 7905 PAGE 44

BOX 15

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $56,000.00

Michael K. Cheung
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 28th DAY OF July, 19 89.

Notary Public

MY COMMISSION EXPIRES: May 26, 1993

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Larry L. Westbrook, Attorney P. O. Box 150349, Nashville, Tennessee 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Michael K. Cheung (NAME)	Statesman Mortgage Company (NAME)	96-14
3104 Lakeland Drive (STREET ADDRESS OR ROUTE NUMBER)	405 Sixth Avenue (STREET ADDRESS)	#17
Nashville, TN 37214 (CITY) (STATE) (P. O. ZIP)	Des Moines, IA 50306 (CITY) (STATE) (ZIP)	3DZ-59770

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, J. Scott Dugger and wife, Brenda K. Dugger

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael K. Cheung, an unmarried person

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. 783 on the Plan of Cloverhill, Section 10, as of record in Book 2331, page 57, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete and accurate legal description.

Being the same property conveyed to J. Scott Dugger and wife, Brenda K. Dugger by deed from Helen J. Baker of record in Book 6916, page 106, Register's Office for Davidson County, Tennessee.

5.4547

IDENTIFICATION

AUG 2 2 04 PM '89

FELIX Z WILSON REGISTER

This is unimproved ( ) improved (XX) property, known as 3104 Lakeland Drive, Nashville, TN 37214
(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 28th day of July, 19 89

J. Scott Dugger

Brenda K. Dugger

STATE OF TENNESSEE
Davidson County

BOOK 7905 PAGE 45

Personally appeared before me, Larry L. Westbrook, a Notary Public in and for said County and State, the within named J. Scott Dugger and wife, Brenda K. Dugger

the bargainor~~s~~, 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 28th day of July, 19 89.

Commission expires May 26, 1993

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 (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) 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

J. Scott Dugger and wife, Brenda K. Dugger

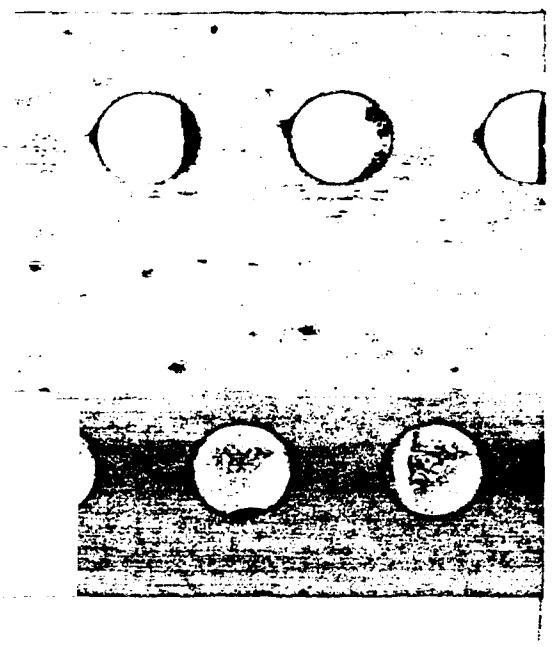
TO

Michael K. Cheung, an unmarried person

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37208

191.80 CK 03CHECK 0101 08/02/90 1862





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7905 PAGE 46

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 56000.00
CON TX 184.80
PRFEE 1.00
WDEED 6.00
TOTAL 191.80
CHECK 191.80

08/02/89 01 14:09 0001 1862

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5.4.5.4.7

IDENTIFICATION

AUG 2 2 04 PM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

No. 235134