FILE IN BOX #4
MAP 86-7
PARCEL 136
FB#: 4D-91370

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 71,100.07 .

Beverly Ann Peltz
Affiant

Subscribed and sworn to before me this the 10th day of November, 1989.

My Commission Expires: 11/10/91

Notary Public At Large

THIS INSTRUMENT PREPARED BY:
PETER WEISS, ATTY., Suite 500, One Church Street Building, Nashville, TN 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE:
BEVERLY ANN PELTZ	CHEMICAL MORTGAGE COMPANY
(Name)	(Name)
1320 Presidential Trace	101 East Town Street
(Street Address)	(Street Address)
Hermitage, TN 37076	Columbus, Ohio 43215
(City) (State) (Zip Code)	(City) (State) (Zip Code)

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named "Grantee(s)", and other good and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, we, TSUNGSHING YANG and wife, SHUING YANG, hereinafter called the "Grantors", have bargained and sold, and by these presents do transfer and convey unto BEVERLY ANN PELTZ, a single person, hereinafter called the "Grantee", her heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

BEING Lot No. 287 on the Plan of Jackson's Retreat, Phase V-A, a Planned Unit Development, of record in Book 6250, Page 309, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete legal description.

BEING the same property conveyed to Tsungshing Yang and wife, Shuing Yang, by Deed from David Lee Ennis and wife, Nancy L. Ennis, of record in Book 7226, Page 264, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to restrictive covenants of record in Book 6482, Page 679, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been assumed by the Grantee herein.

AS part of the above consideration, the Grantee herein assumes and agrees to pay the unpaid balance owing on a certain Note executed by the Grantors herein, to Atlantic Coast Mortgage Company, in the original principal amount of $65,250.00, of record in Book 7226, Page 267, Register's Office for Davidson County, Tennessee. Assigned to Chemical Mortgage Company by instrument of record in Book 7263, Page 819, said Register's Office.

THIS instrument is being executed in behalf of the Grantors pursuant to a Power of Attorney executed by them on the 3rd day of November, 1989, and being filed for record simultaneously herewith.

THIS is improved property, known as 1320 PRESIDENTIAL TRACE, HERMITAGE, TENNESSEE 37076.

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said Grantee, her heirs and assigns forever; and Grantors do covenant with the said Grantee that they 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 Grantors do further covenant and bind themselves, their heirs and/or assigns to warrant and forever defend the title to the said land to the said Grantee, her heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused their names to be affixed hereto by their duly authorized Attorney-In-Fact on this 10th day of November, 1989.

81230

IDENTIF. TREFERENCE

Nov 13 8 01 AM '89

FELIX Z. [illegible] REGISTER DAVIDSON COUNTY TN.

Tsungshing Yang by Buford Gregory
TSUNGSHING YANG BY: BUFORD GREGORY,
ATTORNEY-IN-FACT

Shuing Yang By Buford Gregory
SHUING YANG BY: BUFORD GREGORY,
ATTORNEY-IN-FACT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

3427 11/13 0101 03CHECK 241.63

On the 10th day of November, 1989, before me personally appeared BUFORD GREGORY, to me known to be the person (or proved to me on the basis of satisfactory evidence) who executed the foregoing instrument in behalf of TSUNGSHING YANG and wife, SHUING YANG, and acknowledged that he executed the same as the free act and deed of the said TSUNGSHING YANG and wife, SHUING YANG.

My Commission Expires: 11/10/91

Notary Public At Large

WARRANTY DEED

From
TSUNGSHING YANG and wife,
SHUING YANG

To
BEVERLY ANN PELTZ,
a single person

Address
1320 Presidential Trace
Hermitage, TN 37076

THIS INSTRUMENT PREPARED BY:
PETER WEISS, ATTORNEY
Suite 500, One Church Street Bldg.
Nashville, Tennessee 37201



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7981 PAGE 883

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 71100.07
CON TX 234.63
PRFEE 1.00
MTEED 6.00
TOTAL 241.63
CHECK 241.63

11/13/89 01 08:01 0001 3427

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

88 11 230

IDENTIF. REFERENCE

NOV 13 8 02 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 266270