Bat 7

BOOK 8004 PAGE 337 FORM NO. WD-1

File # 25408
Loan # 30056

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$98,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF November, 19 89

Notary Public

MY COMMISSION EXPIRES: 3-11-91
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JEFFREY D. ROSS (NAME)	Atlantic Coast Mortgage Company (NAME)	MAP 118-10
906 Woodmont Blvd. (STREET ADDRESS OR ROUTE NUMBER)	12700 Fair Lakes Circle-Ste 400 (STREET ADDRESS)	PAR 76
Nashville, TN. 37204 (CITY) (STATE) (P.O. ZIP)	Fairfax, Virginia 22033 (CITY) (STATE) (ZIP)	16DA 3145

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 DAOXING XIA and wife, CHENGLAN XIA

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JEFFREY D. ROSS and JENNIFER A. UNDERWOOD, Both Unmarried, AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP, GRANTEES

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 west 50' of Lot 50 and East 50' of Lot 49, Woodmont Boulevard, Section of Marengo Park, recorded in Book 1130, Page 2, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Daoxing Xia and wife, Chenglan Xia by deed from Thomas D. Ward and wife, Joanna Kim Lee Ward recorded in Book 6732, Page 261, Register's Office for Davidson County, Tennessee.

8906

IDENTIF. REFERENCE

DEC 13 2 50 PM '89

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY TN.

This is unimproved / improved property, known as 906 Woodmont Blvd., Nashville, TN. 37204
(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 hands this 25th day of November, 19 89

DAOXING XIA

CHENGLAN XIA

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 DAOXING XIA and wife, CHENGLAN XIA

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 25th day of November, 19 89.

Commission Expires 3-11-91

Notary Public

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

DAOXING XIA

CHENGLAN XIA

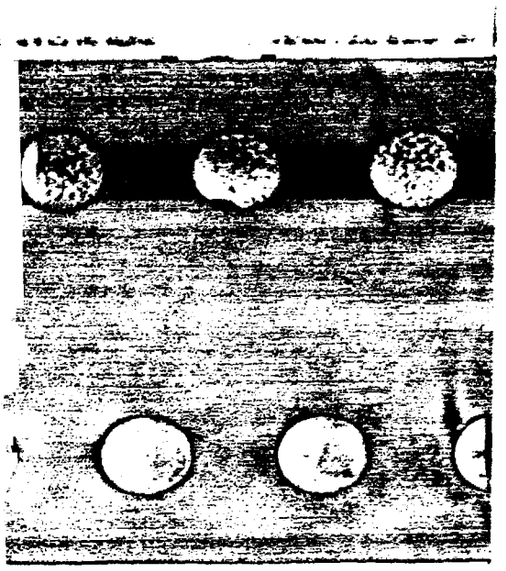
TO

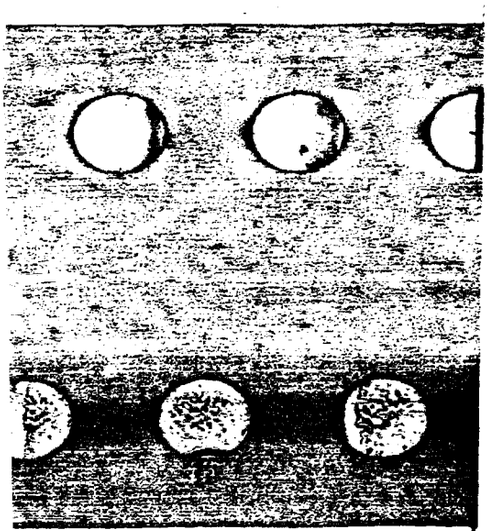
JEFFREY D. ROSS

JENNIFER A. UNDERWOOD

Saturn & Mazer, Attorneys
Row 1
Box 7

4341 12/13 0101 03CHECK 332.05





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 98500.00
				CON TX 325.05
				PRFEE 1.00
				WDEED 6.00
				TOTAL 332.05
				CHECK 332.05
12/13/89		01		14:47 0001 4341

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

89016

IDENTIF. REFERENCE

DEC 13 2 50 PM '89

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY TN.

No. 275511