FILE BOX 3

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 96,402.31

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF April, 19 90

Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY AT LAW

25 Century Blvd. - Suite 405, Nashville, TN 37214 | 111 West College Street, Murfreesboro, TN 37130 | 719 N. Second Street, Clarksville, TN 37040

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Newon Parakavong Na Ayudhaya (NAME)	Chemical Mortgage Company (NAME)	MAP 161-10-B
5501 Fairhaven Drive (ADDRESS)	101 East Town Street (ADDRESS)	PARCEL 112
Nashville, Tennessee 37211 (CITY) (STATE) (ZIP)	Columbus, Ohio 43215 (CITY) (STATE) (ZIP)	6DU-82473

FOR AND 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, Walter R. Unger and wife, Sharon J. Unger

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Newon Parakavong Na Ayudhaya, married

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. 408, Second Revision, Phase Six on the Plan of Villages of Brentwood of record in Plat Book 6900, page 316, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Walter R. Unger and wife, Sharon J. Unger by deed from Fox Ridge Company, a Limited Partnership of record in Book 7337, page 325, Register's Office for Davidson County, Tennessee.

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

This conveyance is subject to Restrictive Covenants of record in Book 6143, page 11 and Book 7207, page 251 Register's Office for said County.

This conveyance is subject to a Deed of Trust executed by Walter R. Unger and wife, Sharon J. Unger to D. Gene Merrill and Frederick E. Brooks, Trustees for Atlantic Coast Mortgage Company (now being serviced by Chemical Mortgage Company), dated August 19, 1987, with an approximate unpaid principal balance of $88,402.31, of record in Book 7337, page 328, which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to the Grantees.

Assumption of said loan is contingent on the basis that if the new borrower gets behind on more than one payment or if the property goes into foreclosure the mentioned property will revert back to the original owners. A Vendor's Lien is specifically retained to secure said payments indeficiency. The grantor may bring the payments current and any payments made will be secured by the Vendor's Lien.

unimproved ( )
This is improved (X) property, known as 5501 Fairhaven Drive, Nashville, Tennessee 37211
(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 23rd day of April, 19 90

Walter R. Unger

Walter R. Unger

Sharon J. Unger

Sharon J. Unger

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned a Notary Public in and for said County and State, the within named Walter R. Unger and wife, Sharon J. Unger

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 23rd day of April, 1990

Commission expires 3.20.92

Notary Public

STATE OF TENNESSEE
COUNTY OF

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 _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute 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

21047

IDENTIF. REFERENCE

APR 24 8 12 AM '90

3775 04/24 0101 03CHECK 325.12

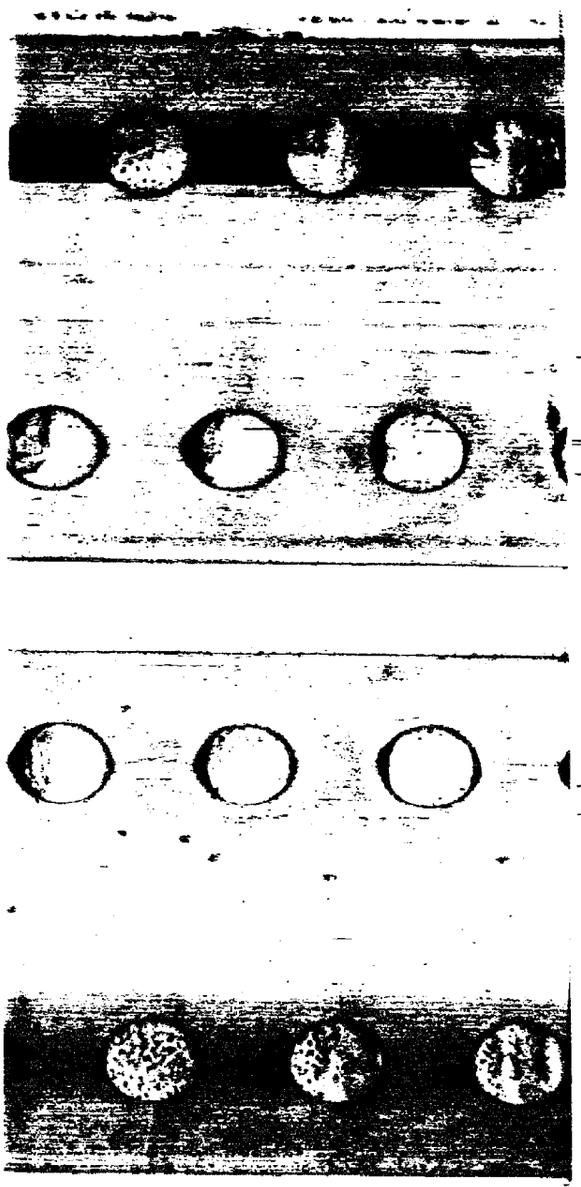
WARRANTY DEED

FROM
Walter R. Unger and wife, Sharon J. Unger

TO
Newon Parakavong Na Ayudhaya

RETURN TO:
CUMBERLAND TITLE COMPANY
☒ 25 Century Blvd. - Suite 405 Nashville, Tennessee 37214
☐ 111 W. College Street Murfreesboro, Tennessee 37130
☐ 719 N. Second Street Clarksville, Tennessee 37040

EDWARD SEDDON
ATTORNEY - AT - LAW



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

RECEIVED OF _____

FOR _____

BOOK 8094 PAGE 179

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 96402.31
CON TX 318.12
PRFEE 1.00
WDEED 6.00
TOTAL 325.12
CHECK 325.12

04/24/90 01 08:10 0001 3775

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

21047

IDENTIF. REFERENCE

APR 24 8 12 AM '90

DAVIDSON COUNTY, TN.

No. 312849