Box 58

BOOK 9062 PAGE 645

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 95,000.00

Affiant Ming Sun, Ph.D

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF August, 19 93

Notary Public

MY COMMISSION EXPIRES January 25, 1997
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COMBOS & HIX, P. C., 315 Deaderick Street, Su. 1100, Nashville, TN 37238

ADDRESS NEW OWNER(S) AS FOLLOWS.	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Ming S. Sun	NEW OWNER	MAP 118-9
(NAME)	(NAME)	
1113 Clifton Lane	1113 Clifton Lane	PARCEL 255
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205	Nashville, TN 37205	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, C. Roger Conner and wife, Melanie Conner

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ming S. Sun and wife, Lin Sun

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 7-B, Zone Lot Division of Lots 2,3,4,5 & 7, Granclift Subdivision of record in Book 6250, page 305, said Register's Office, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to C. Roger Conner, unmarried, by deed from Aberdeen Properties of record in Book 6502, page 454, Register's Office for Davidson County, Tennessee.

The above legal description is the same as used in the prior deed.

This property is conveyed subject to the Plan of record in Book 6250, page 305; any and all restrictive covenants and/or easements running with the land and taxes for the current year which have been prorated day of close and assumed by the Grantees.

Melanie Conner joins in the conveyance to transfer any and all interest she may have in the subject property.

57325
IDENTIF. & REFERENCE
93 AUG 30 PM 2:21
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

7531 08/30 0101 03CHECK

This is unimproved ( ) improved (X) property, known as 1113 Clifton Lane, Nashville, TN 37205
(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 27th day of August, 19 93

C. Roger Conner

Melanie Conner

BOOK 9662 PAGE 616

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 C. Roger Conner and wife, Melanie Conner

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 27th day of August 19 93

Commission expires January 25, 1997

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 _____

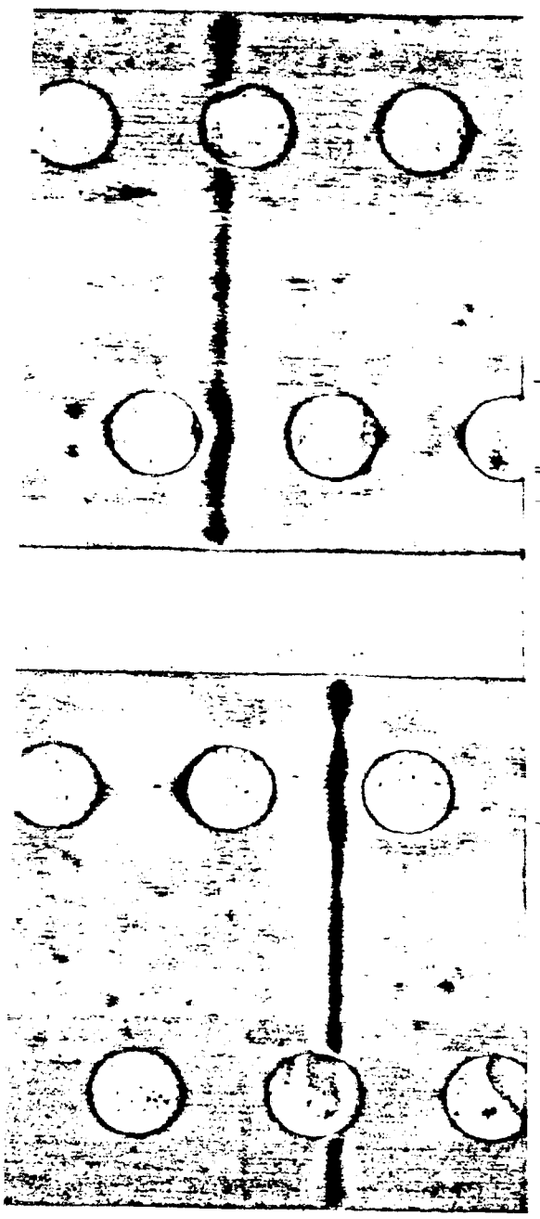
Notary Public

WARRANTY DEED

FROM C. Roger Conner and wife, Melanie Conner

TO Ming S. Sun and wife, Lin Sun

RETURN TO:
COMBOS & HIX, P. C.
315 Deaderick Street, Su. 1100
Nashville, TN 37238



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

RECEIVED OF _____

FOR _____

BOOK 9062 PAGE 647

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 95000.00
				CON TX 351.50
				PRFEE 1.00
				WREEI 8.00
				TOTAL 360.50
				CHECK 360.50
			08/30/93 01	14:21 0001 [illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

57325
IDENTIF. # REFERENCE

93 AUG 30 PM 2:22
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 691810