BOOK 9391 PAGE 437

PHILLIP G. HORD, II NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 22, 1997

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 83,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF June 19 94

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Steven G. Waters, Attorney, 3401 West End Avenue, Suite 670, Nashville, Tennessee 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Xuan Tan Nguyen (NAME)	Same as new owner (NAME)	102-03-0 115.00
529 Landau Drive (ADDRESS)	(ADDRESS)	8DA 34160
Nashville, TN 37209 (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, Terry Dale DeMoss and wife, Yvonne D. DeMoss

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Xuan Tan Nguyen and wife, Ruoc Thi Nguyen

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. 1263 on the Plan of Charlotte Park, Section XVIII, as of record in Book 3600, pages 51 and 52, Register's Office for said County.

SAID lot fronts 80 feet on the southerly side of Landau Drive and runs back 169.4 feet on the easterly line and 169.9 feet on the westerly line to a dead line in the rear on which it measures 67.05 feet.

Being the same property conveyed to Terry Dale DeMoss and wife, Yvonne D. DeMoss by deed from Thomas H. Allen and wife, Bobbie J. Allen of record in Book 7995, page 430, Register's Office, Davidson County, Tennessee.

Subject to restrictions of record in Book 3765, page 130, said Register's Office.

IDENTIFICATION REFERENCE

94 JUN 29 AM 9:20

FELIX A. NICHOLSON REGISTER DAVIDSON COUNTY, TN.

1291 06/29 0101 03CHECK 316.10

unimproved ( )
is improved (X) property, known as 529 Landau Drive, Nashville, TN 37209
(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 24th day of June 19 94

Terry Dale DeMoss

Terry Dale DeMoss

Yvonne D. DeMoss

Yvonne D. DeMoss

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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 Terry Dale DeMoss and wife, Yvonne D. DeMoss

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 24th day of June, 19 94.

Commission expires _____

Notary Public

PHILIP G. HORNE, III
NOTARY
PUBLIC
LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 22, 1997

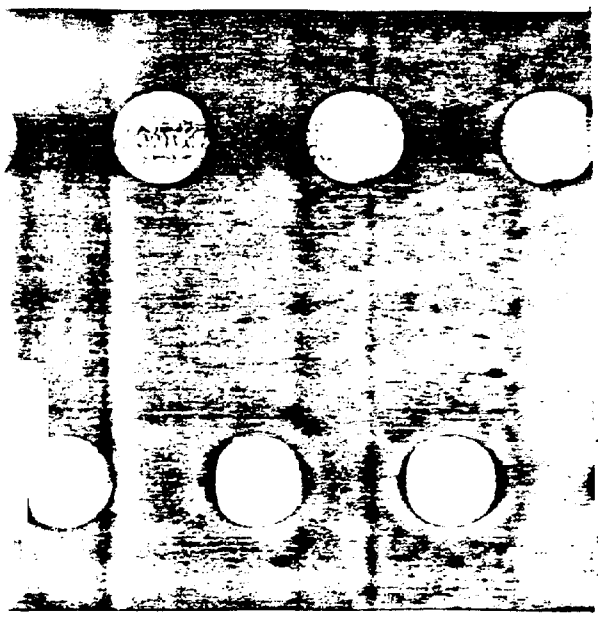
STATE OF TENNESSEE
COUNTY OF

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



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

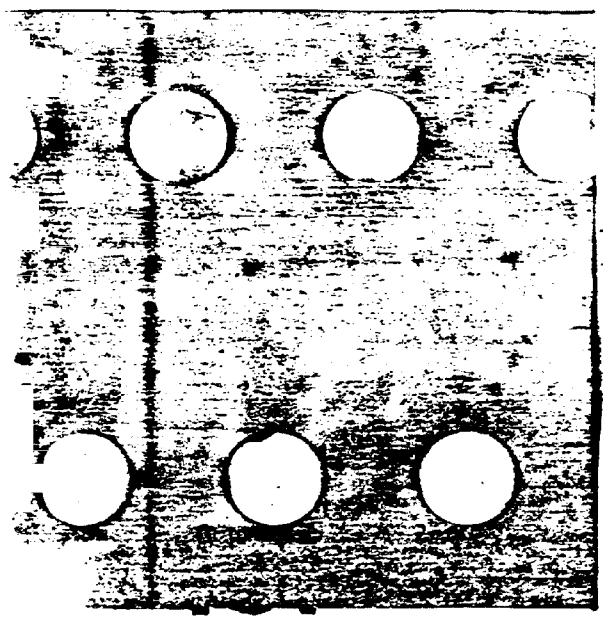
RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO 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	83000.00
			CON TX	307.10
			PRFEE	1.00
			WDEED	8.00
			TOTAL	316.10
			CHECK	316.10
06/29/94	01		09:21 0001	1291



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

65807
IDENTIF. # REFERENCE

94 JUN 29 AM 9:20
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 807963