This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

File Box 24

ADDRESS NEW OWNER:
Jeff Ngo and Teresa Ngo
504 Ashlawn Circle
Nashville, Tennessee 37211

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Chemical Mortgage Company
200 Old Wilson Bridge Road
Worthington, Ohio 43085-8500

MAP AND PARCEL:
MAP 162-5
PARCEL 308
5DU-77249

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Ada P. King now McWilliams, married hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Jeff Ngo and wife, Teresa Ngo, 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. 77, on the Plan of Hickory View, Section, of record in Plat Book 6250, Page 960, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to Ada P. King, an unmarried person , by deed from Bob Potter Company of record in Book 7534, Page 241, Register's Office for Davidson County, Tennessee. The said Ada P. King has since married S. A. McWilliams.
>
> This is the same description as in previous deed of record.

Deed of Trust payable to Chemical Mortgage Company, of record in Book 6534, page 244, said Register's Office, the terms, conditions, provisions and stipulations thereof.

This conveyance is subject to restrictions of record in Book 6893, Page 570, and such easements and setback lines of record in Plat Book 6250, Page 960, said Register's Office.

S. A. McWilliams joins in the execution of this instrument to convey whatever interest he may have, especially marital rights.

This is improved property known as 504 Ashlawn Circle, Nashville, TN 37211.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Jeff Ngo, and wife, Teresa Ngo, their heirs and assigns, forever; and we, Ada P. King McWilliams and husband S. A. McWilliams 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 27th day of July, 1994.

Ada P. King McWilliams

S. A. McWilliams

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Ada P. King McWilliams and S. A. McWilliams 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 Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 27th day of July, 1994.

NOTARY PUBLIC

My Commission Expires: 3/22/97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 87,517.20.

AFFIANT

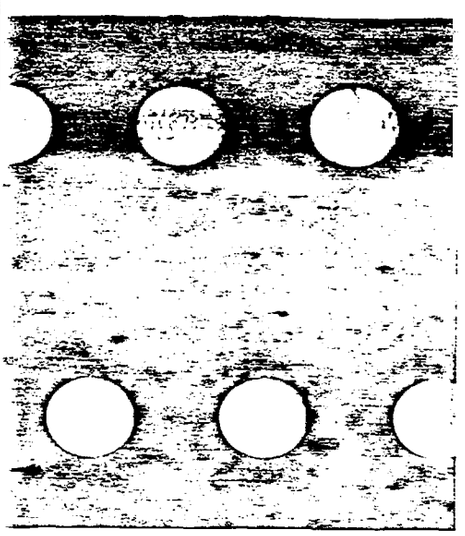
Subscribed and sworn to before me this 27th day of July, 1994.

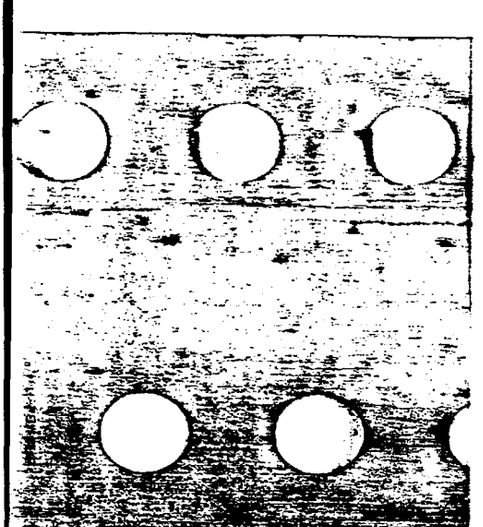
NOTARY PUBLIC
My Commission Expires: 3/22/97

80038
IDENTIF. ↑ REFERENCE

94 AUG 10 PM 1:20
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

5548 08/10 2101 03CHECK 332.75





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

RECEIVED OF _____

FOR _____

BOOK 9433 PAGE 529

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 87517.20
CON TX 323.75
PRFEE 1.00
WDEED 8.00
TOTAL 332.75
CHECK 332.75

08/10/94 01 13:20 0001 6648

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

80038
IDENTIF. # REFERENCE

94 AUG 10 PM 1:20
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 823126