mail

Name and Address of New Owners:

Kenji Ohno
4632 Long Branch
Antioch, Tennessee 37013

Send Tax Notices To:
Columbia National, Incorporated
7142 Columbia Gateway Drive
Columbia, Maryland 21046

THIS INSTRUMENT PREPARED BY:
B. JO ATWOOD, Attorney at Law
Suite 105, 320 West Main Street
Murfreesboro, Tennessee 37130

FROM INFORMATION FURNISHED BY
THE PARTIES

Map 148.08 Group Parcel 243

BOOK 9667 PG 200

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 DOLLARS ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, the undersigned, GWENDOLYN FAYE RONEY, has bargained and sold and does hereby transfer and convey unto KENJI OHNO, a married person, and ARPORN TONGKUMKUL, their heirs and assigns, forever, that certain parcel of real estate situated in the 2nd Civil District of Davidson County, Tennessee, and being more particularly described as follows, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 56 on the PLAN OF SECTION NINE, TERRAGON TRAILS, of record in Book 5200, page 85, of the Register's Office for said County.

Lot No. 56 fronts 60.0 feet on the northeasterly margin of Long Branch and extends back 135.92 feet on the southeasterly line and 137.23 feet on the northwesterly line to a dead line in the rear, measuring 60.01 feet thereon.

BEING the same property conveyed to Gwendolyn Faye Roney, by Quitclaim Deed of record in Book 9667, page 198, of the Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to the restrictive covenants of record in Book 5341, page 983, and to the minimum building setback lines, utilities and drainage easements, anchor easement, sanitary sewer easement, and all other matters as shown on subdivision plat of record in Book 5200, page 855, all of the Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging unto the said grantees, their heirs and assigns, forever.

The grantor convenants with the said grantees that she is lawfully seized and possessed of said real estate; that she has a good and lawful right to convey the same and that it is unencumbered except as hereinabove set forth, and except by lien of the 1995 property taxes, which taxes shall be prorated between the parties.

The grantor further covenantd and binds herself, her heirs and assigns, forever to warrant and defend the title to said real estate

unto the said grantees, their heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY HAND, on this the 4th day of May, 1995.

Gwendolyn Faye Roney
GWENDOLYN FAYE RONEY

STATE OF TENNESSEE)
:ss
COUNTY OF RUTHERFORD)

Personally appeared before me, Gwendolyn Faye Roney, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND, at office, this 4th day of May, 1995.

NOTARY PUBLIC

My Commission Expires: 6/12/95

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $58,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Mary Sr Bannister
AFFIANT

Sworn to and subscribed before me on this the 4th day of May, 1995.

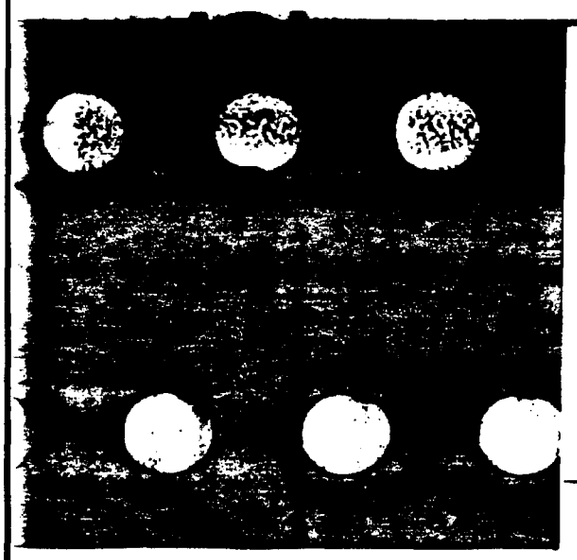
NOTARY PUBLIC

My Commission Expires: 6/12/95

58870
IDENTIF. + REFERENCE

95 MAY -9 AM 9:11
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

8888 05/09 0101 03CHECK 223.60



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

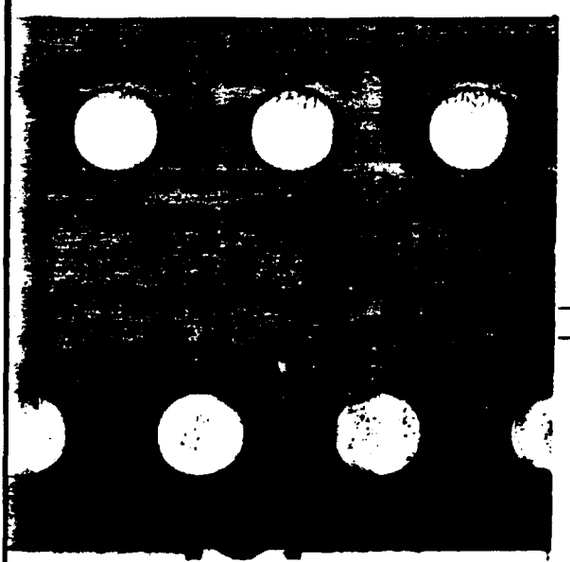
RECEIVED OF _____

FOR _____

BOOK 9667 PG 202

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 58000.00
CON TX 214.60
PRFEE 1.00
MDEED 8.00
RVTAX
CHECK 223.60

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 223.60

05/09/95 01 09:10 0001 8888

58870
IDENTIF. ↑ REFERENCE

95 MAY -9 AM 9:11
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 908290