PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road: P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (cmw) Title No: 37610
Dav. Co. File: Box 8

10023 PG 816

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Peng Liang Zhen Guo 9 Castlewood Court Nashville, TN 37215	SAME

TAX MAP-PARCEL NUMBERS: 144-8-B-3 FH 25792

017069

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **John W. Boyle, Jr. and spouse, Susan G. Boyle,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Peng Liang and spouse, Zhen Guo,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 3 on the plan of a revision of Castlewood of record in Book 6900, page 133, Register's Office for said County.

SAID Lot No. 3 fronts 135.0 feet on the northeasterly margin of the center line of Castlewood Court and extends back 217.07 feet on the westerly line and 283.91 feet on the southeasterly line to a dead line in the rear, measuring 245.0 feet thereon, together with and subject to that certain easement granted of record in Book 10013, page 172, said Register's Office.

BEING the same property conveyed to John W. Boyle, Jr. and wife, Susan G. Boyle by deed from E. Douglas Brazell and wife, Carolyn Sue Brazell of record in Book 8566, page 300, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 6483, Page 391 and Book 8165, page 130, said Register's Office, and to the matters set forth in the referenced Plan of record.

This is improved property, known as: 9 Castlewood Court, Nashville, TN 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

10023 817

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 16th day of April, 1996.

John W. Boyle, Jr.

Susan G. Boyle

State of Tennessee
County of Davidson

On this 16th day of April, 1996, before me the undersigned authority, personally appeared **John W. Boyle, Jr.** and **Susan G. Boyle**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

Notary Public

State of Tennessee
County of Davidson

A F F I D A V I T

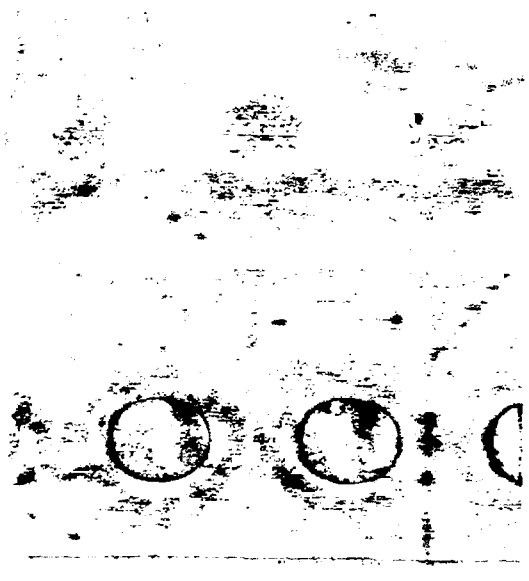
The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 672000.00

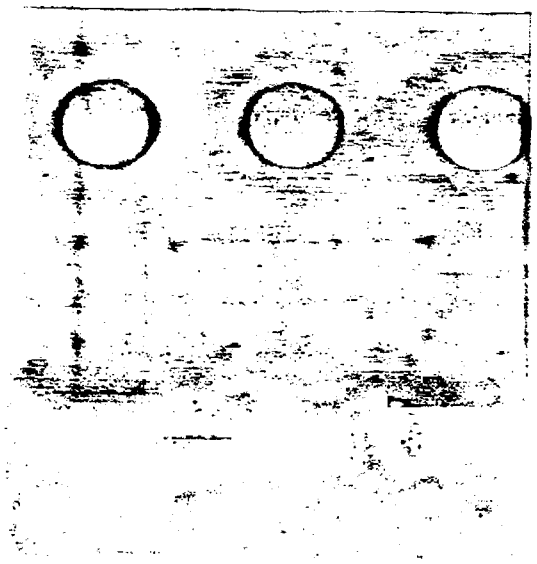
Affiant

Sworn and subscribed before me on the 22nd day of April, 1996.

Notary Public

My Commission Expires: CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99





OFFICIAL RECEIPT

FELIX Z WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10023 PG 818

CO CONVEYANCE	CC CERTIFIED COPY	MISC MISCELLANEOUS
M 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

CHK# 572000-00
RECEIPT 1.00
RECORD 8.00
TOTAL 2495.40
CHECK 2495.40
96 MAR 23 09:35 0001 3397

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0174069
IDENTIFICATION REFERENCE

96 MAR 23 AM 9:35

DAVIDSON COUNTY TN

No. 1031326