Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #240
Nashville, TN 37215

39-B
File #96-1143

BOOK 10170 PG 741

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 **Paul H. Derrick,** and wife **Mary B. Derrick**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Tat-Siong Benedict Liew, and wife Pamela Kay Liew**, 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. 66 on the Plan of New Hope Meadows, Phase II, of record in Plat Book 6200, Page 858, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Paul H. Derrick and wife Mary B. Derrick by deed of record in Book 8124, page 248, RODC.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record.

021913
IDENTIF. ↑ REFERENCE

96 AUG 28 PM 3:24
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

This is improved property, known as: 1216 Firefly Road, Hermitage, TN 37076

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 covenant with the said Grantee that Grantor is lawfully seised and possessed of said of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. 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. 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 THE EXECUTION HEREOF this 27th day of August, 1996

Paul H. Derrick

Mary B. Derrick

Paul H. Derrick

Mary B. Derrick

BOOK 10170 PG 742

State of Tennessee)
County of Davidson)

On this the 27th day of August, 1996, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named **Paul H. Derrick and Mary B. Derrick**, the bargainor(s), 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.

Notary Public

My Commission Expires: 11-22-97

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$142,500.00**.

Tat-Siong Benedict Liew
Affiant

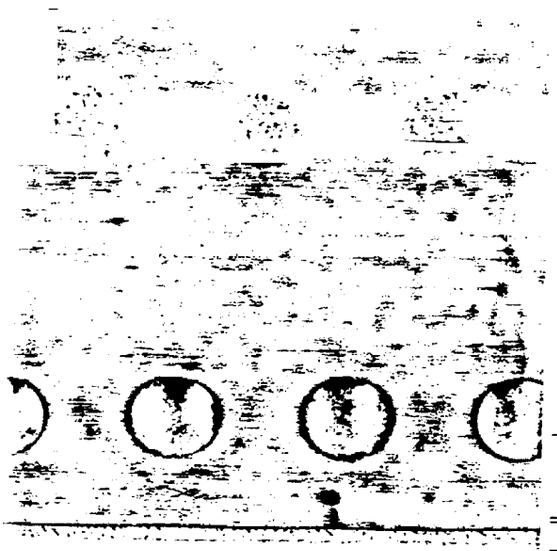
Sworn and subscribed before me on this the 27th day of August, 1996.

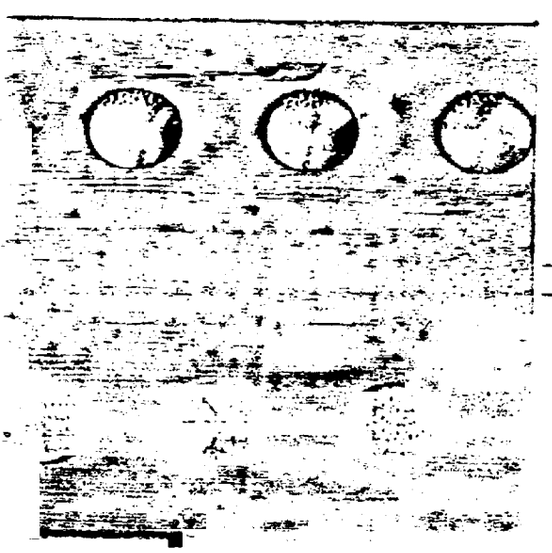
Notary Public

My Commission Expires: 11-22-97

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Tat-Siong Benedict Liew	Leader Federal Bank for Savings	76-14-15
1216 Firefly Road	158 Madison Avenue	
Hermitage, TN 37076	Memphis, TN 38101	

1919 08/29/96 03CHECK 536.25





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

RECEIVED OF _____

FOR _____

BOOK 10170 PG 743

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	
				142500.00
			CON TX	527.25
			PRFEE	1.00
			WDEED	8.00
			TOTAL	536.25
			CHECK	536.25
08/28/96	01		15:29 0001	1919

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

IDENTIF. # REFERENCE 021913

96 AUG 28 PM 3:24

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1024450