# OLD REPUBLIC

National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

BOOK 10304 PG 296

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 60,000.00

Khema Sounivong
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 27th DAY OF December, 1996.

Lee E. Richard
NOTARY PUBLIC

My Commission expires: 1-29-2000

THIS INSTRUMENT PREPARED BY
T. LARRY EDMONDSON, ATTORNEY AT LAW
SECOND FLOOR, 808 BROADWAY, NASHVILLE, TN 37203
NAME ADDRESS

| NAME & ADDRESS OF PROPERTY OWNER: | SEND TAX BILLS TO: | MAP & PARCEL NUMBER |
|---|---|---|
| Thongkheua Sounivong (NAME) | Same (NAME) | 060-12-119 |
| 122 Hart Lane (ADDRESS) | (ADDRESS) | |
| Nashville, TN 37207 (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

## Warranty Deed

For and in Consideration of the sum of $ 10.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

Curtis Randolph Mapp, a married person

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

Thongkheua Sounivong and wife, Moun Sounivong and Bonakeo Sounivong

hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Being part of Lot No. 10 on the Map showing a Re-Subdivision of Lots Nos. 5 to 12, inclusive, and Lots A and B, etc., in W. H. Dodd's Subdivision, as of record in Book 843, Page 99, Register's Office for Davidson County, Tennessee, described as follows:

Beginning on the southerly margin of a 25 foot unnamed road in the easterly line of said Lot No. 10; thence with the easterly line of said Lot No. 10, south 4 deg. 45' west 300 feet; thence north 83 deg. west 100 feet; thence north 4 deg. 45' east 300 feet to the southerly margin of an unnamed road; thence with the same eastwardly 100 feet to the beginning.

Being the same property conveyed to Curtis Randolph Mapp by Deed from Emmitt R. Ferrell and wife, Nancy Ferrell of record in Book 10226, Page 34, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to any and all existing restrictions and easements of record in the Register's Office for Davidson County, Tennessee.

This conveyance is made subject to a Sanitary Sewer and/or Storm Drainage Easement of record in Book 4159, Page 94, said Register's Office.

THIS IS NOT THE PRINCIPAL RESIDENCE OF THE GRANTOR.

Unimproved ( )
This is improved (X) property, known as 122 Hart Lane, Nashville, TN 37207
(House Number) (Street) (City) (State) (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. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 hands this 27th day of December, 1996

Curtis R. Mapp
Curtis Randolph Mapp

RECORDER'S MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING UNSATISFACTORY WHEN RECEIVED
THIS DOCUMENT

**INDIVIDUAL ACKNOWLEDGMENTS:**

STATE OF TENNESSEE } BOOK 10304 PG 297
County of DAVIDSON }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Curtis Randolph Mapp, a married person

_____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 27th day of December, 1996.

My Commission expires:
1-29-2000

Lea L. Richard
Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____

_____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____
Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____

_____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____
Notary Public

0259886
IDENTIF. & REFERENCE

96 DEC 30 PM 1:45
PAM X. ZIMMERMAN REGISTER
DAVIDSON COUNTY, TN.

**CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:**

STATE OF TENNESSEE }
County of }

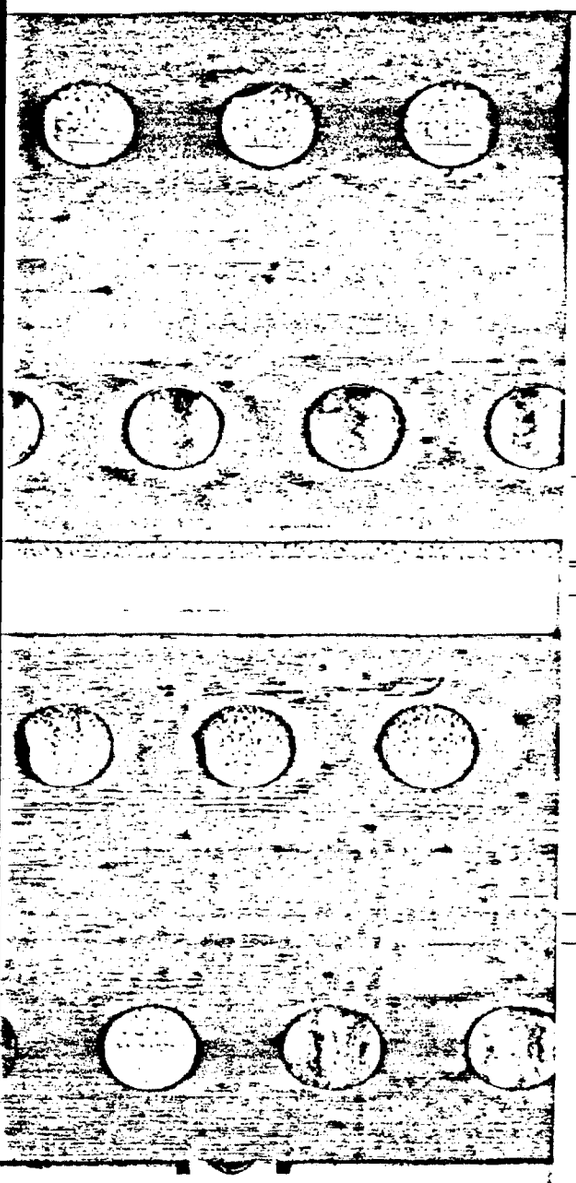
Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ____, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____self as such officer (or partner).

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____
Notary Public

12/30/96 0101 CKCHECK
231.00



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

RECEIVED OF _____

FOR _____

BOOK 10304 PG 298

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|
| | | | | CAMT 60000.00 |
| | | | | CON TX 222.00 |
| | | | | PRFEE 1.00 |
| | | | | WDEED 8.00 |
| | | | | TOTAL 231.00 |
| | | | | CHECK 231.00 |
| | | | 12/30/96 01 | 13:48 0001 0268 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0259886
IDENTIF. ↑ REFERENCE

96 DEC 30 PM 1:45

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

**No.** 1102822