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

39-B
File #97-1233

WARRANTY DEED

BOOK 10553 PG 359

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 **Gary Lynn Seybold,** and wife **Evetta F. Kelly Seybold**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Canh X. Huynh, and wife Thuy L. Huynh, and Jimmy Nguyen, an unmarried man,** 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:

Being Lot No. 28 on the Plan of River Bend, as of record in Book 6900, Pages 504 and 505, as amended by Surveyors Correction Deed of record in Book 7465, page 833, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Gary Lynn Seybold, and wife, Evetta F. Kelly Seybold by deed of record in Book 8943, page 314, Register's Office for said County.

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

2096 08/01 0101 03CHECK 684.25

97 AUG -1 PM 3:30

FELIX Z. ... REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE

11333140

This is improved property, known as: 7264 River Bend Road, Nashville, TN 37221

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 29th day of July, 1997

Gary Lynn Seybold

Evetta F. Kelly Seybold

BOOK 10553 PG 360

State of Tennessee)
County of Davidson)

On this the 29th day of July, 1997, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named **Gary Lynn Seybold and Evetta F. Kelly Seybold**, 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: **$182,500.00**.

Affiant

Sworn and subscribed before me on this the 29th day of July, 1997.

Notary Public

My Commission Expires: 11-22-97

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Canh X. Huynh	First Union	141-12-C-28CO
7264 River Bend Road	5100 Maryland Way, Ste 120	
Nashville, TN 37221	Brentwood, TN 37027	

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10553 PG 361

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

182500.00

CON TX 675.25

PRFEE 1.00

WDEED 8.00

TOTAL 684.25

CHECK 684.25

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/01/97 01 15:30 0001 2096

97 AUG -1 PM 3:30

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

03311 40

IDENTIFICATION REFERENCE

No. 1181718