BOOK 11000 PAGE 577

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $60,000.00

Van Phonxaya
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS ~~THE~~ 26th day of June, 1998.

Notary Public

MY COMMISSION EXPIRES: 5/28/2000

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney at Law, 1535 West Northfield Blvd. Suite #1, Murfreesboro, TN 37129

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Van Phonxaya	Same	133-16A-49 &
(NAME) 241 Jones Mill Road ~~22 E Barcelona~~	(NAME) 241 Jones Mill Road ~~22 E Barcelona~~	133-16A-51
(ADDRESS) LaVergne ~~Nashville~~, TN ~~37211~~ 37086	(ADDRESS) LaVergne, ~~Nashville~~, TN ~~37211~~ 37086	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, we, MARK A. PODY AND WIFE, BARBARA L. PODY, hereinafter called the GRANTOR(S), have bargained and sold, and by these presents do transfer and convey unto VAN PHONXAYA AND WIFE, KEEOW PHONXAYA , hereinafter called the GRANTEE(S), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

PARCEL 1: Unit E-15, of Barcelona Condominiums created under Title 66, Chapter 27, Sections 101 et seq., as amended, Tennessee Code Annotated as established by a Master Deeds, of record in Book 6400, page 801, Register's Office for Davidson County, Tenessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Barcelona Condominium of record in Book 6400, page 839, said Register's Office, for a more complete identification and description of such Unit.

PARCEL 2: Unit E-22, of Barcelona Condominiums created under Title 66, Chapter 27, Sections 101 et seq., as amended, Tennessee Code Annotated as established by a Master Deeds, of record in Book 6400, page 801, Register's Office for Davidson County, Tenessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Barcelona Condominium of record in Book 6400, page 839, said Register's Office, for a more complete identification and description of such Unit.

PARCEL 1: Being the same property conveyed to Mark A. Pody and ~~wife,~~ Barbara L. Pody by Warranty Deed of record in Book 7855, page 759, of the Register's Office of Davidson County, Tennessee.

PARCEL 2: Being the same property conveyed to Mark A. Pody and wife, Barbara L. Pody by Warranty Deed of record in ~~B~~Book 7855, page 753, of the Register's Office of Davidson County, Tennessee.

PARCELS 1 & 2: Subject to Master Deed of record in Book 6400, page 801; By-Laws of record in Book 6400, page 644; easement of record in Book 5868, page 422; any and all matters as shown on plat of record in Book 5200, page 410; of the Register's Office of Davidson County, Tennessee.

unimproved ( )
This is improved(X) property, known as E-15/E-22 Barcelona Condominiums, Nashville, TN 37211
(House Number) (Street) (P.O. Address) (City or Town) (Postal 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 GRANTEE(S), their heirs assigns forever; and we do covenant with the said GRANTEE(S) 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 herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), 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 my/our hand(s) this 26th day of June, 1998.

Mark A. Pody

Barbara L. Pody

STATE OF TENNESSEE)
:ss
COUNTY OF RUTHERFORD)

Before me, the undersigned Notary Public, personally appeared Mark A. Pody and wife, Barbara L. Pody, who are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 26th day of June, 1998.

Notary Public

My Commission Expires: 5/28/2000

SUSAN GILBERT-ROSSENBERGER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

0457392
IDENTIF. & REFERENCE
98 JUL -1 AM 8:49
PETE ARMSTRONG REGISTER
DAVIDSON COUNTY, TN.
MAIL ENV.
8141 07/01 0101 03CHECK 233.00

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

RECEIVED OF _____

FOR _____

BOOK 11000 PAGE 573

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 60000.00
CON TX 222.00
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 233.00
CHECK 233.00

07/01/98 01 08:49 0001 B141

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0457392
IDENTIF. ◆ REFERENCE
98 JUL -1 AM 8:49
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No.1313927