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

39-B
File #98-1652

WARRANTY DEED

BOOK 11085 PAGE 32

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 **Andrew W. Horowitz**, and wife, **Pam A. Horowitz**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Thao P. Dang, and husband, Peter Melzer**, 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. 110 and the westerly 5 feet of Lot No. 109 on the Plan of Bransford Realty Company's Subdivision of the Edgar Jones Homes Place, of record in Book 421, Page 7, Register's Office for said County.

Being the same property conveyed to Andrew W. Horowitz and wife, Pam A. Horowitz by deed of record in Book 7908, Page 18, Register's Office, Davidson County, TN.

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

2881 08/27 0101 03CHECK 806.50

This is improved property, known as: 2503 Essex Place, Nashville, TN 37212

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, 1998

Andrew W Horowitz by Pam A Horowitz Pam A. Horowitz

Andrew W. Horowitz by Pam A. Horowitz, Attorney-in-Fact Attn in fact

Pam A. Horowitz

98 AUG 27 PM 2:20
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. + REFERENCE
0480464

State of Tennessee)
County of Davidson)

On this the 27th day of August, 1998, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named **Pam A. Horowitz, individually and Pam A. Horowitz for Andrew W. Horowitz, as his attorney-in-fact**, 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: 3/23/02

ANGELA Y. P... NOTARY PUBLIC COUNTY TENN. My Commission Expires

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$215,000.00**.

Affiant

Sworn and subscribed before me on this the 27th day of August, 1998.

Notary Public

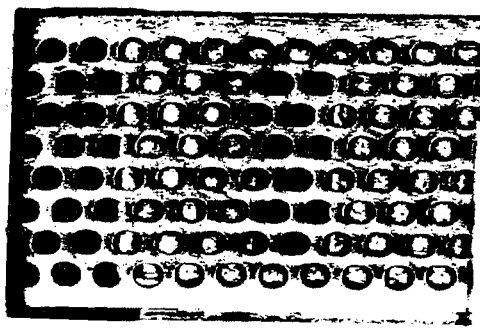
My Commission Expires: 3/23/02

NOTARY PUBLIC AT LARGE DAVIDSON COU... My Commission Ex...

NEW OWNER:
Thao T. Dang
2503 Essex Place
Nashville, TN 37212

RESPONSIBLE FOR TAX PAYMENT:
OWNER

TAX MAP-PARCEL #:
104-11-282



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

RECEIVED OF _____

FOR _____

BOOK 11085 PAGE 34

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

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

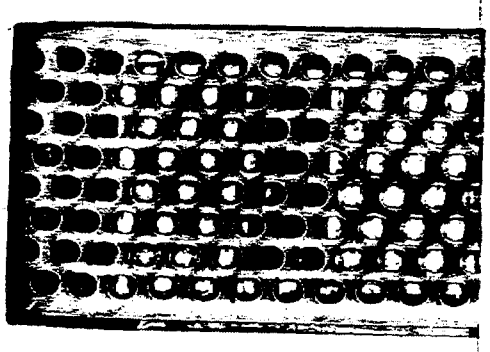
MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 215000.00
CON TX 795.50
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 806.50
CHECK 806.50

08/27/98 01 14:20 0001 2881

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0480464
IDENTIF. & REFERENCE

98 AUG 27 PM 2:20
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1338357