This Instrument Prepared By:
**Brokers Escrow Services, Inc.**
**P. O. Box 140255**
**211 Donelson Pike, Suite 2**
**Nashville, Tennessee 37214**

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ADDRESS NEW OWNER:
**KAVIPHONE MYNOYMANY and LADDAVANH MYNOYMANY and PHONESAVANH MOUTHOUTA**
**2912 Walnut Crest Drive**
**Antioch, Tennessee 37013**

SEND TAX BILL TO:
**To Mortgagee**

MAP **150-09-0**
PARCEL **024.00**

MORTGAGEE:
**GUARANTY TRUST COMPANY**
**640 Broadmor Boulevard, Suite 100**
**Murfreesboro, Tennessee 37129**

# WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, **ROBERT C. COLLINS and wife, MARY F. COLLINS,** hereinafter called the GRANTORS, have bargained and sold, and by these presents, do transfer and convey unto **LADDAVANH MYNOYMANY and spouse, KAVIPHONE MYNOYMANY and PHONESAVANH MOUTHOUTA, unmarried**, hereinafter called the GRANTEES, their heirs and assigns, that certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 150 on the Plan of Forest View Park, Section 1, of record in Plat Book 3700, Page 109, Register's Office for said County.
>
> Being the same property conveyed to Robert C. Collins and wife, Mary F. Collins by Deed from Richard A. Fankhauser and wife, Kathleen M. Fankhauser of record in Book 5481, Page 698, Register's Office for Davidson County, Tennessee.

This is improved property known as 2912 Walnut Crest Drive, Antioch, Tennessee 37013.

Taxes for the current year have been settled between the parties. This conveyance is also made subject to the following matters:

1 Restrictive Covenants for Forest View Park, Section I, of record in Book 4115, Page 674, Register's Office for Davidson County, Tennessee.
2. Subject to drainage and public utility easement; anchor easement and building lines of record in Plat Book 3700, Page 109, Register's Office for Davidson County, Tennessee.

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 and GRANTORS do covenant with the said GRANTEES that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and warrants that the same is unencumbered unless otherwise herein set out and GRANTORS do further covenant and bind themselves their heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this the 31st day of August, 1998.

ROBERT C. COLLINS

MARY F. COLLINS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **ROBERT F. COLLINS and wife, MARY F. COLLINS**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal at office this 31st day of August, 1998.

NOTARY PUBLIC

AMY BETH WALPOLE NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

My Commission Expires: February 3, 2001

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual value or consideration, whichever is greater, for this transfer is $116,900.00.

AFFIANT

Subscribed and sworn to before me on this 31st day of August, 1998.

NOTARY PUBLIC

My Commission Expires: February 3, 2001

AMY BETH WALPOLE NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

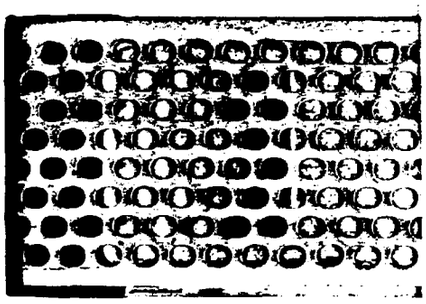
5069 09/01 0101 03CHECK 443.53

98 SEP -1 PM 2:38

0482553

REFERENCE

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



RECEIVED OF _____

FOR _____

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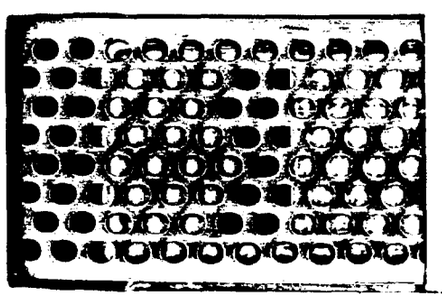
| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|

| | |
|---|---|
| CAMT | 116900.00 |
| CON TX | 432.53 |
| PRFEE | 1.00 |
| WDEED | 8.00 |
| CFEE | 2.00 |
| TOTAL | 443.53 |
| CHECK | 443.53 |

09/01/98 01 14:40 0001 5069

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**



0482553
IDENTIFICATION REFERENCE

98 SEP -1 PM 2:38

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

**No.** 1340520