WARRANTY DEED

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STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 119,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF November 19 98

Notary Public

MY COMMISSION EXPIRES
(AFFIX SEAL)

CAROL T. BAKER NOTARY PUBLIC Davidson County, TENN. My Commission Expires October 8, 2000

mail
THIS INSTRUMENT WAS PREPARED BY
SETCO, 5120 Virginia Way, Suite C22, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dean M. McCondichie (NAME)	SunTrust Bank, Nashville, N.A. (NAME)	150-1-342
612 Cold Springs Drive (ADDRESS)	P.O. Box 305110 (ADDRESS)	
Antioch, Tennessee 37013 (CITY) (STATE) (ZIP)	Nashville, TN 37230-5110 (CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Kiang Shiao and wife, Molly Shiao

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Nicolle L. McCondichie and husband, Dean M. McCondichie

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 27 on the plan of Edge-O-Lake Estates, Section 18, as of record in Book 4675, page 84, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Kiang Opraseuth and wife, Maly Opraseuth by deed from Shirley A. McKinney and Melvin O. Rice of record in Book 6815, page 702, Register's Office for Davidson County, Tennessee. The said Kiang Opraseuth having since changed his name to Kiang Shiao by Certificate of Naturaliztion (No. 23077838), dated February 27, 1989, and the said Maly Opraseuth having changed her name to Molly Shiao by Certifictae of Naturalization (No. 12214905), dated June 27, 1989.

This conveyance is made subject to the following: Taxes for the year 1999; All matters shown on the plan of record in Book 4675, page 84; Restrictive covenants of record in Book 4797, page 410; Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 612 Cold Springs Drive, Antioch, Tennessee 37013
(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 GRANTEES, their heirs and assigns forever; and we do covenant with the 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 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 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 hand s this 9th day of November 19 98

Kiang Shiao

Molly Shiao

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STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kiang Shiao and wife, Molly Shiao

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood Tennessee, this 6th day of November 19 98

Commission expires _____

CAROL T. BAKER NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN. My Commission Expires October 8, 2000

Carol T. Baker
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

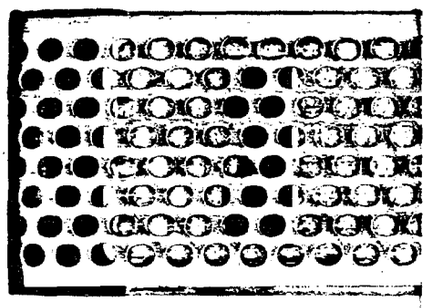
My commission expires _____

_____
Notary Public

5885 11/11 0101 03CHECK 451.30

98 NOV 11 PM 3:17
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. ➔ REFERENCE
05114 96



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

RECEIVED OF _____

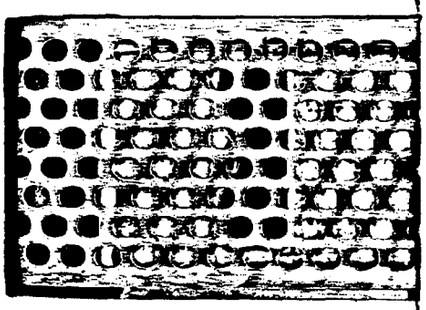
FOR _____

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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 119000.00
				CON TX 440.30
				PRFEE 1.00
				WDEED 8.00
				CFEE 2.00
				TOTAL 451.30
				CHECK 451.30
			11/11/98 01	15:16 0001 5885

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



05114496
IDENTIF. ↑ REFERENCE

98 NOV 11 PM 3:17

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1370997