This Instrument Prepared By:
LAWLESS & ASSOCIATES, P.C.
Suite 109
First American Center
Nashville, TN 37238-0109

F-De Rd
51-A

ADDRESS NEW OWNER:
Dewey McDonald and wife,
Alice Emogene McDonald
3373 Mimosa Drive
Nashville, TN 37211

MORTGAGEE:
Regions Bank of Tennessee
2700 Franklin Pike
Nashville, Tennessee 37204

SEND TAX BILL:
To Owner

BOOK 11559 PAGE 857

MAP AND PARCEL:
MAP 133-16
GROUP
PARCEL 229

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, we, **Huy Quach and wife, Loan Quach**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Dewey McDonald and wife, Alice Emogene McDonald**, 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. 13 on the Plan of Indian Mound Subdivision, of record in Book 5800, page 92, 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 Huy Quach and wife, Loan Quach, by deed from Sharon Anderson, as of record in Book 9553, page 374, Register's Office for Davidson County, Tennessee.

MAR CTY 340.30

This is improved property known as 4821 Blue Springs Drive, Nashville, TN 37211.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Dewey McDonald and wife, Alice Emogene McDonald, their heirs and assigns, forever; and we, Huy Quach and wife, Loan Quach, 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 1st day of July, 1999.

Huy Quach

Loan Quach

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named **Huy Quach and wife, Loan Quach**, 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 Nashville, Tennessee, this the 1st day of July, 1999.

NOTARY PUBLIC

My Commission Expires: [illegible]

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $89,000.00.

AFFIANT

Subscribed and sworn to before me
this 1st day of July, 1999.

NOTARY PUBLIC

My Commission Expires: [illegible]

NOTARY PUBLIC AT LARGE

NOTARY PUBLIC AT LARGE

0608341

IDENTIFICATION REFERENCE

99 JUL -6 PM 3:36

REGISTER'S OFFICE
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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	CFEE	- COMPUTER FEE	PRFEE	- PROBATE FEE

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0608341

IDENTIFICATION REFERENCE

99 JUL -6 PM 3:36

REGISTER
DAVIDSON COUNTY, TN.

CHMT	89000.00
CON TX	329.30
PRFEE	1.00
MDEED	9.00
CFEE	2.00
TOTAL	340.30
CHECK	340.30

15:38 0001 3866

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1487260