BOOK 11581 PAGE 422

WARRANTY DEED

EFJ-99-2705

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 111,500.00

X Wendy S. Weirick
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF JULY, 19 99

Notary Public

MY COMMISSION EXPIRES: 3/23/2002
(AFFIX SEAL)

1310 Memorial Blvd., Springfield, TN 37172
122 Heritage Park Dr., Ste. 200, Murfreesboro, TN 37129
100 Hazel Path, Suite A, Hendersonville, TN 37075

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY
4733 Andrew Jackson Pkwy. #1-C, Hermitage, TN 37076
1187 Vultee Boulevard, Nashville, TN 37217

1501 Sam Ridley Pkwy. W. Suite A, Smyrna, TN 37167
105 Franklin Rd., Suite 150, Brentwood, TN 37027
1885-C Ft. Campbell Boulevard, Clarksville, TN 37042

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James K. Burton	PHH Mortgage Services	86
(NAME)	(NAME)	
1616 Robards Way	6000 Atrium Way	7
(ADDRESS)	(ADDRESS)	
Hermitage, Tennessee 37076	Mt. Laurel, NJ 08054	182
(CITY) (STATE) (ZIP)	(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, Duv Kim ~~Vu~~ Kuo and Peter W. Kuo, ~~Both Unmarried~~ Married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James K. Burton and Wendy S. Weirick unmarried

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:

BEING Lot No. 250 Final Planned Unit Development, Phase V-B Revised Jackson's Retreat, as shown by plat of record in Plat Book 6250, page 905, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Duv Kim Vu and Peter W. Kuo, both unmarried by deed from Stephen Wayne Hamby and wife Terri Leah Hamby of record in Deed Book 9514, page 591, Register's Office for said County.

Duv Kim Vu and Peter W. Kuo having since married.

This conveyance is subject to any and all existing easements and restrictions of record.

This conveyance is subject to Restrictive Covenants of record in Deed Book 6806, page 256, Register's Office for said County.

MAIL ENV.

99 JUL 21 PM 3:28

RECEIVED
DAVIDSON COUNTY, TENNESSEE
REGISTER'S OFFICE

99 1130

unimproved ( )
This is improved (X) property, known as 1616 Robards Way, Hermitage, Tennessee 37076
(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 2nd day of July, 19 99

Duv Kim Kuo By Carol Palmer atty in fact
Duv Kim Vu

Peter W. Kuo By Carol Palmer atty in fact
Peter W. Kuo

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____day of _____19_____ .

Commission expires _____ _____
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_____ .

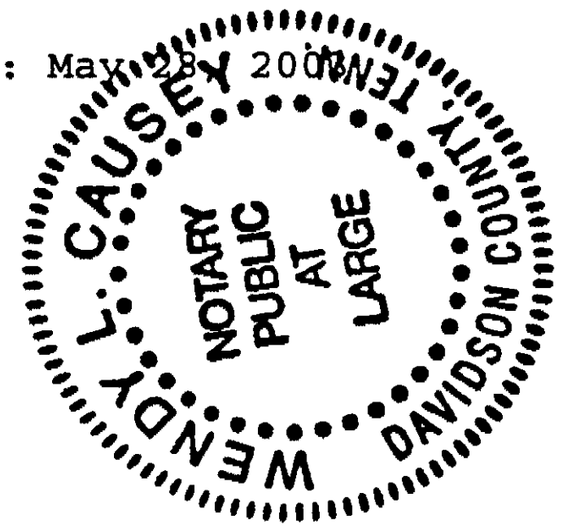
My commission expires _____ _____
Notary Public

STATE OF Tennessee
COUNTY OF Davidson

On this the 2nd day of July, 1999, before me personally appeared Carol Palmer, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Duv Kim Kuo and Peter W. Kuo, and who acknowledged that she executed the same as the free act and deed of the said Duv Im Kuo and Peter W. Kuo by virtue of that Power of Attorney, duly executed by the said Duv Kim Kuo and Peter W. Kuo and appearing of record in Book 11581, page 421, of the Register's Office of Davidson County, Tennessee.

Witness my hand and official seal at Hermitage, Tennessee, this 2nd day of July, 1999.

My Commission Expires: May 28, 2000



Notary Public

RETURN TO:
CUMBERLAND TITLE COMPANY

	☐ 1310 Memorial Boulevard Springfield, Tennessee 37172	☒ 4733 Andrew Jackson Pkwy. #1-C Hermitage, Tennessee 37076
☐ 100 Hazel Path, Suite A Hendersonville, Tennessee 37075	☐ 1885-C Ft. Campbell Boulevard Clarksville, Tennessee 37042	☐ 557 Sam Ridley Pkwy W., Suite A Smyrna, Tennessee 37167
☐ 1187 Vultee Boulevard Nashville, Tennessee 37217	☐ 122 Heritage Park Dr., Ste. 200 Murfreesboro, Tennessee 37130	☐ 155 Franklin Road, Suite 150 Brentwood, Tennessee 37027

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11581 PAGE 424

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

06|4|30

LEGIBLE REFERENCE

99 JUL 21 AM 9:28

CAMT

	111500.00
CON TX	412.55
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	423.55
CHECK	423.55

07/21/99 01 09:31 0001 5117

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1493423