SIDWELL & BARRETT, P.C.
121 1st Avenue South Suite 200
Franklin, TN 37064

RECORD AND RETURN TO:
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP) 38412 FILE BOX "7"

BOOK 11753 PAGE 822

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 103,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 19TH DAY OF NOVEMBER, 1999.

Notary Public

MY COMMISSION EXPIRES:

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37203

ADDRESS OF NEW OWNER AS FOLLOWS :
TUAN V. PHAN ET UX
NGOC T. NGUYEN
550 Brook View Drive
Antioch, Tennessee 37013

SEND TAX BILLS TO:
F. T. Mortgage Co
10741 King William Dr
Dallas, TX 75220

MAP-PARCEL
110-162
SDU-60484

FOR AND IN 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 **I, MELANIE N. FRIEBEL, Unmarried**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **TUAN V. PHAN and wife, NGOC T. NGUYEN**

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. 167 on the Plan of Brook View Estates, Section 2 of record in Book 4460, page 163, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Melanie N. Friebel, Unmarried, by deed from Gregory S. Baldwin and wife, Alice J. Baldwin of record in Book 9843, page 629, Register's Office for Davidson County, Tennessee.

99 NOV 23 AM 11:59
DAVIDSON COUNTY REGISTER'S OFFICE

FINAL ENV.

06660329
REFERENCE

Unimproved ( )

This is improved (X) property, known as **550 Brook View Drive, Antioch, Tennessee 37013**

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 MY HAND THIS 19TH DAY OF NOVEMBER, 1999.

X Melanie N. Friebel

MELANIE N. FRIEBEL

11/23 0101 02CHECK 392.10

REGISTER'S OFFICE MAY NOT BE RESPONSIBLE FOR THE QUALITY OF PRINTING IN THIS DOCUMENT WHICH MAY BE UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, THE WITHIN NAMED **MELANIE N. FRIEBEL, Unmarried**

the bargainor with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that she executed the within instrument for the purposes therein contained.
Witness my hand and official seal at NASHVILLE, TENNESSEE, this the 19th DAY OF NOVEMBER, 1999.

My Commission Expires: 11-18-01

Notary Public

DONALD R. BA... NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, T...

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the _____ day of _____, 19_99___, before me personally appeared _____ to me known to be the person who executed the foregoing instrument in behalf of
as _____ Attorney in Fact, and acknowledged that ___ executed the same as the free act and deed of the said though they had personally acted.

WITNESS my hand and official seal at Nashville, Tennessee, this the _____ day of November, 1999.

_____
NOTARY PUBLIC

My Commission Expires: _____

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11753 PAGE 824

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

0660329

INSTRUMENT # REFERENCE

99 NOV 23 AM 11:56

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	
	103000.00
CON TX	381.10
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	392.10
CHECK	392.10

11/23/99 01 11:58 0001 4431

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1542069