Instr:200004040033690 Page: 1 OF 3
REC'D FOR REC 04/04/2000 1:55:26PM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $481.00

Seller: WANG
Order No.: 147840

Data ID: 27925
Job No.: 14541

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:

Mr. Yuehui Sun
(Name)
3316 Belmont Boulevard
(Street Address or Route Number)
Nashville, TN 37215
(City) (State) (Zip)

SEND TAX BILL TO: MAP PARCEL NUMBERS

SunTrust Mortgage, Inc.
(Name)
P. O. Box 79041
(Street Address)
Baltimore, MD 21279-0041
(City) (State) (Zip)

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars and other good and valuable consideration paid to JIEMIN WANG AND HUAIBING HE, HUSBAND AND WIFE (hereinafter referred to as Grantor, whether one or more) by YUEHUI SUN and wife, FENG ZHANG

(hereinafter referred to as Grantee, whether one or more), Grantors have this day bargained and sold, and does hereby transfer and convey unto the Grantee herein, his successors, heirs and assigns, certain real property in Davidson County, Tennessee, as follows, to-wit:

SEE EXHIBIT "A", ATTACHED HERETO AND MADE A PART HEREOF FOR ALL PURPOSES.

TAX PARCEL NO.: Map 117-8, Parcel 294

unimproved ( )
This is improved (x) property, known as

3316 BELMONT BOULEVARD
(House Number) (Street) (P.O. Address)

NASHVILLE , TN 37215
(City or Town)

This conveyance is made and accepted subject to the lien for current taxes and other assessments and all valid and subsisting restrictions, reservations, conditions, limitations, encumbrances, covenants, exceptions and easements as may appear of record, if any, affecting the above described property.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the Grantees their successors, heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in **fee simple**, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs and assigns, against the lawful claims of all persons.

The singular number shall include the plural, the plural the singular, and use of any gender shall be applicable to all genders.

Prepared in the Law Office of: James P. Lazar, P.C., 5949 Sherry Lane, Suite 111, Dallas, Texas 75225

[Continued]

Seller: WANG
Order No.: 147840

Data ID: 27925

Witness our hands this _____ day of _____, _____, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

HUAIBING HE--Grantor

JIEMIN WANG--Grantor

STATE OF New Jersey }
}
COUNTY OF Middlesex }

Personally appeared before me, Nancy H Yunek, a Notary Public in and for said County and State, JIEMIN WANG, the within named bargainor, with whom I am personally acquainted (or proven to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Merck-Co Inc, Rahway, this 30 day of March, 2000.

My Commission Expires: Feb 8, 2001

Nancy Hathaway Yunek
Notary Public

STATE OF New Jersey }
}
COUNTY OF Middlesex }

Personally appeared before me, Nancy H. Yunek, a Notary Public in and for said County and State, HUAIBING HE, the within named bargainor, with whom I am personally acquainted (or proven 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 Merck Co Inc, Rahway, this 30 day of March, 2000.

My Commission Expires: Feb 8, 2001

Nancy Hathaway Yunek
Notary Public

I hereby swear or affirm that the actual consideration for this transfer of property or interest in property is $ 130,000.00 which amount is equal to or greater than that which the property or interest would command at a fair or voluntary sale.

Affiant

STATE OF TENNESSEE }
}
COUNTY OF DAVIDSON }

SWORN TO AND SUBSCRIBED TO BEFORE ME this the 31st day of March, 2000.

(Affix Seal)

My commission expires:

KIMBRA R. ROUSH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires OCT. 25, 2003

Kimbra R. Roush
Notary Public

NANCY HATHAWAY YUNEK
NOTARY PUBLIC OF NEW JERSEY
My Commission Expires Feb. 8, 2001

Data ID: 27925

Seller: WANG
Order No.: 147840

EXHIBIT "A"

LEGAL DESCRIPTION

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 6-A ON THE ZONE LOT DIVISION OF LOTS 1, 2 AND 6, HAWTHORNE HEIGHTS, OF RECORD IN BOOK 5200, PAGE 750, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 6-A FRONTS 40.06 FEET ON THE SOUTHEASTERLY MARGIN OF BELMONT BOULEVARD AND EXTENDS BACK 293.75 FEET ON THE NORTHEASTERLY LINE AND 302.65 FEET ON THE SOUTHWESTERLY LINE TO A DEAD LINE IN THE REAR, MEASURING 19.33 FEET THEREON, TOGETHER WITH AN INGRESS AND EGRESS EASEMENT ACROSS THE FRONT PORTION OF SAID LOT AS AN APPURTENANCE THERETO.

BEING THE SAME PROPERTY CONVEYED TO JIEMIN WANG AND SPOUSE, HUAIBING HE BY DEED FROM LYNN E. VAUGHAN AND MARGARET S. TOWSLEE OF RECORD IN BOOK 9451, PAGE 614, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.