ROBIN S. WEAKLEY
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TN
My Commission Expires March 18, 2003

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 138,000.00

Cathy Chamnanphong
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF August, 2000

Robin S. Weakley
Notary Public

MY COMMISSION EXPIRES: 3/18/2003
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330. Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CATHY L. CHAMNANPHONG (NAME)	AmSouth Bank (NAME)	MAP 176-05
5141 HICKORY GROVE DRIVE (ADDRESS)	2050 Parkway Office Circle (ADDRESS)	PARCEL 85.00
ANTIOCH, TENNESSEE 37013 (CITY) (STATE) (ZIP)	Birmingham, AL 35244 (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, JOHN T. RIBOLOFF AND WIFE, LINDA C. RIBOLOFF

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CATHY L. CHAMNANPHONG AND HUSBAND, NICHOLAS N. CHAMNANPHONG

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. 47 on the Plan of Final Plat, Hickory Woods, Section B, of record in Plat Book 6900, Page 512, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to John T. Riboloff and wife, Linda C. Riboloff by deed from Reliance Homes, Inc. of record in Book 7995, Page 771, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Taxes for the year 2000 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; All matters appearing on the plan of Hickory Woods, of record in Plat Book 6900, page 512; By-Laws of Hickory Woods Estates Homeowner's Association, Inc. of record in Book 7422, page 273 and Book 7932, Page 648; Declaration of Covenants, Conditions, and Restrictions of record in Book 7422, Page 235; supplemental of record in Book 7422, Page 304; Book 7857, Page 94; correction to Declaration in Book 9616, Page 470; amended and restated in Book 9678, Page 187 and Book 9764, Page 44; Subject to an easement for Right-of-Way of record in Book 437, Page 39; Book 5909, Page 915; Book 5897, Page 224; Charter of Hickory Woods Homeowner's Association, Inc. of record in Book 7857, page 87; re-recorded in Book 7876, Page 67 and Book 9680, Page 319; all of record in the Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 5141 HICKORY GROVE 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 28th day of August, 2000

John T. Riboloff
JOHN T. RIBOLOFF

Linda C. Riboloff
LINDA C. RIBOLOFF

Davidson County DEEDWARR
Recvd: 09/13/00 13:28 2pgs
Fees:11.00 Taxes:510.60

20000913-0091114

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JOHN T. RIBOLOFF AND WIFE, LINDA C. RIBOLOFF

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 28th day of August, 2000.

Commission expires 3/15/2003

NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY

My Commission Expires March 18, 2003

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 _____.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

JOHN T. RIBOLOFF AND WIFE, LINDA C. RIBOLOFF

TO

CATHY L. CHAMNANPHONG AND HUSBAND, NICHOLAS N. CHAMNANPHONG

RETURN TO:

GREGORY S. PERRONE
ATTORNEY - AT - LAW
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027