WARRANTY DEED

47

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 67,000.00

Dusdee Viriyapong
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF October 2000

Notary Public

MY COMMISSION EXPIRES: 10-25-03
(AFFIX SEAL)

G-5346-E

THIS INSTRUMENT WAS PREPARED BY

William D. Castleman, Attorney, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dusdee Viriyapong (NAME)	Tucker Federal Bank D/B/A Prime (NAME)	MAP 34-5A
534 Thomas Jefferson Circle (ADDRESS)	P.O. Box 211788 (ADDRESS)	PARCEL 46
Madison, TN 37115 (CITY) (STATE) (ZIP)	Augusta, GA 30917-1788 (CITY) (STATE) (ZIP)	GO 20633

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, Kirby Clifton, Jr. and Mary Pauline Clifton, Trustees of The Clifton Family Revocable Living Trust Agreement dated August 22, 1995, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dusdee Viriyapong, married

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 Unit 46 on the Plan of Monticello Manor, of record in Book 6250, Page 551, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete legal description.

Being part of the same property conveyed to Kirby Clifton, Jr. and Mary Pauline Clifton, Trustees of the Clifton Family Revocable Living Trust Agreement by deed from Kirby Clifton and wife, Pauline Clifton, of record in Book 9770, Page 700, Register's Office for said County.

Kirby Clifton, Jr. executes this document pursuant to Durable Power of Attorney recorded simultaneously herewith in the Register's Office of Davidson County, Tennessee.

Davidson County DEEDWARR
Recvd: 10/18/00 13:15 2pgs
Fees:11.00 Taxes:247.90

20001018-0103338

unimproved ( )
This is improved (X) property, known as 534 Thomas Jefferson Circle, Madison, TN 37115
(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 12th day of October, 2000

Kirby Clifton, Jr., Trustee

Kirby Clifton, Jr., Individual

Mary Pauline Clifton, Individual

BY: Kirby Clifton, Jr., Attorney-in-Fact

DCTN01WC

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 Kirby Clifton, Jr., as Trustee and Individually

the bargainor _____, with whom I am personally acquainted or proved 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 Goodlettsville Tennessee, this 12th day of October 2000

Commission expires 10-25-03

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 12th day of October, 2000, before me, the undersigned, a Notary Public in and for said County and State, personally appeared KIRBY CLIFTON, JR., to me known to be the person who executed the foregoing instrument in behalf of MARY PAULINE CLIFTON, and acknowledged that he executed the same as the free act and deed of the said MARY PAULINE CLIFTON.

Witness my hand and seal at Goodlettsville, Tennessee.

NOTARY PUBLIC

My commission expires: 10-25-03