WARRANTY DEED

KEVIN D. MONTGOMERY NOTARY Exp 10-25-2003 PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 105,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF November, 2000

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Premier Title & Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Edwin N. Gyang (NAME)	Equifirst Mortgage Corporation (NAME)	MAP 162-09
224 Ash Grove Drive (ADDRESS)	500 Forest Point Circle (ADDRESS)	PARCEL 127
Nashville, Tennessee 37217 (CITY) (STATE) (ZIP)	Charlotte, NC 28273 (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, Wanda L. Billingsley, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Edwin N. Gyang and Juliana J. Donkor, both unmarried, joint tenants with right of survivorship

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. 53, Hickory View, Section 3, of record in Plat Book 6250, page 960, said Register's Office to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to Wanda L. Billingsley by deed from Michael C. Tucker and Donna L. Tucker Faulkner, unmarried of record in Book 9791, page 667, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) 2000 real property taxes which have been prorated and assumed by the grantor(s); (b) all matters appearing on the plan of record in Book 6250, page 960, said Register's Office; and (c) restrictive covenants of record in Book 5516, page 863, and Book 6893, page 570, said Register's Office.

Davidson County DEEDWARR
Recvd: 11/27/00 11:10 2pgs
Fees:11.00 Taxes:388.50

20001127-0115903

unimproved ( )
This is improved (X) property, known as 224 Ash Grove Drive, Nashville, Tennessee 37217
(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 my hand this 21st day of November, 2000

Wanda L. Billingsley by Linda Wood Attorney in fact

State of Tennessee
County of Davidson

On this 21st day of November, 2000, before me personally appeared Linda Wood, 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 Wanda L. Billingsley and acknowledged that she executed the same as the free act and deed of Wanda L. Billingsley.

WITNESS my hand and seal this 21st day of November, 2000.

NOTARY PUBLIC

My commission expires: _____

KEVIN D. MONTGOMERY NOTARY Exp. 10/25/2003 PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE