WARRANTY DEED

Davidson County DEEDWARR
Recvd: 01/08/02 09:39 3pgs
Fees:18.00 Taxes:444.00

20020108-0002570

MIGNON SMELSER NOTARY PUBLIC AT LARGE DAVIDSON CO. TENNESSEE My Commission Expires Nov. 27, 2002

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 120,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF December 2001

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Hallmark Title Company, 1000 Northchase Drive, Suite 100, Goodlettsville, Tennessee 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mau T. Ly (NAME)	First Horizon Home Loan (NAME)	26-5-70
1282 Twelve Stones Crossing (ADDRESS)	10741 King William Drive (ADDRESS)	
Goodlettsville, TN 37072 (CITY) (STATE) (ZIP)	Dallas, TX 75220 (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, Estate of Parlie Fields, James Dennis Fields, Billy Wayne Fields, Larry Fred Fields and Peggy Fields Stewart (now Akers), Devisees of Parlie Fields, deceased HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mau T. Ly, a married man

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:

Three lots in Davidson County, Tennessee, described as follows:

Lot No. 12 of Block "C" on the map of Roscoe Place, as of record in Book 843, page 72, Register's Office for said County. Said Lot 12 fronts 50 feet on the westerly side of the Goodlettsville Pike, and runs back between parallel lines 150 feet to a dead line.

Lot No. 13 on the plan of Roscoe Place, First Addition, as of record in Plan Book 843, page 72, Register's Office for said County. Said Lot 13 fronts 80 feet on the southwesterly side of Goodlettsville Pike and extends back 150 feet on the northerly line and 160 feet on the southerly line with the northerly margin of Hollywood Street to a dead line, measuring 20 feet thereon.

Lot No. 20 on the Plan of Roscoe Place, Third Addition, as of record in Book 843, page 74, Register's Office for said County. Said Lot No. 20 fronts 88 feet on the northerly side of Hollywood Street and extends back 215 feet on the easterly line and 200 feet on the westerly line to a dead line, measuring 10 feet thereon.

Being the same property conveyed to Parlie Fields by deed from Walter A. gourley and wife, Rose Sisco Gourley of record in Book 4373, page 213, Register's Office for Davidson County, Tennessee. Also being the same property conveyed to Paralee Fields Bell by quitclaim deed from Thaddaeus O. Bell of record in Book 4857, page 840, said Register's Office. The said Parlie Fields died testate on January 31, 2001. Last Will and Testament of Parlie Fields is of record in Will Book 1797, page 329741, Probate Court Clerk's Office for Davidson County, Tennessee. James Dennis Fields

CONTINUED

unimproved ( )
This is improved (X) property, known as 309 Two Mile Pike, Goodlettsville, TN 37072
(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 31st day of December 2001

Estate of Parlie Fields
By: James Dennis Fields EXECUTOR
James Dennis Fields, Executor

Billy Wayne Fields

Peggy Fields Stewart Akers

James Dennis Fields

Larry Fred Fields

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 James Dennis Fields, Billy Wayne Fields, Peggy Fields Stewart Akers and Larry Fred Fields

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 Goodlettsville, Tennessee, this 31st day of December, 2001.

Commission expires 11/27/04

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

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James Dennis Fields, Executor for the Estate of Parlie Fields, the bargainor(s), 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 31st day of December, 2001.

Notary Public

My Commission Expires: 11/27/04

LEGAL DESCRIPTION CONTINUATION

executes this instrument as Executor of the Estate of Parlie Fields, Docket No. 01P-581, Seventh Circuit Court for Davidson County, Tennessee (Probate Division).

Parlie Fields and Paralee Fields Bell being one and the same person.