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| **THIS INSTRUMENT PREPARED BY:**<br>MUDTER & PATTERSON<br>ATTORNEYS-AT-LAW<br>2000 Richard Jones Rd.,Suite 110<br>Nashville, Tennessee 37215<br><br>FILE: Box 9B<br>First Title and Escrow Company, Inc.<br><br>FTEC No. 18595 | STATE OF TENNESSEE<br>COUNTY OF DAVIDSON<br><br>The actual consideration or value, whichever is greater, for this transfer is: $258,000.00<br><br>Affiant<br>Subscribed and sworn to before me, this 4th day of January, 2002.<br><br>Notary Public<br>My Commission Expires: |

GERALD G. PATTERSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 29, 2003

## WARRANTY DEED

| | | |
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| Address New Owner(s):<br>NIEN-HUEI JIANG<br>3435 Stokesmont Road<br>Nashville, Tennessee 37215 | Send Tax Bills to<br>BANK OF BLUE VALLEY<br>12022 Blue Valley Parkway<br>Overland Park, KS 66213 | Tax Map<br>117-7<br>129<br>16da255 |

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, JEFFREY A. JONES, MARRIED, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to NIEN-HUEI JIANG AND WIFE, XIAO-RU WANG, ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 3435 Stokesmont Road, Nashville, Tnnessee 37215.

TO HAVE AND TO HOLD said real estate with the appurtenances, estate, title and interest thereto belonging to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Allison Jones, spouse of Jeffrey A. Jones, joins in the execution of this instrument for the purposes of conveying any interest she may have in the subject property by virtue of her marriage to the said Jeffrey A. Jones.

Wherever used, this singular shall include the plural, the plural and singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 4th day of January, 2002.

Davidson County DEEDWARR
Recvd: 01/09/02 15:24 2pgs
Fees:13.00 Taxes:954.60

20020109-0003612

JEFFREY A. JONES

ALLISON JONES

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JEFFREY A. JONES AND ALLISON JONES, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 4th day of January, 2002.

My Commission Expires:

Notary Public

GERALD G. PATTERSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 29, 2003

**EXHIBIT "A"**

Land in Davidson County, Tennessee, being the north 1/2 of Lot No. 112 on the Map of the North Part of Noel's Subdivision of Watkins Grove, as of record in Plat Book 547, page 156, Register's Office for said County, described as follows:

Said part of lot fronts 100 feet on the westerly side of Hord Street, now Stokesmont Road, and runs back between parallel lines, 200 feet to a dead line.

Being the same property conveyed to Jeffrey A. Jones by deed from Forrest V. McFatridge and wife, Cecile McFatridge of record in Book 8645, page 858, said Register's Office.

This conveyance is made subject to all matters appearing on the Plan of record in Plat Book 547, page 156, said Register's Office.