Davidson County DEEDWARR
Recvd: 03/13/02 13:56 2pgs
Fees:13.00 Taxes:499.50

20020313-0031833

Prepared by:
Realty Title & Escrow Company, Inc.
1000 North Chase Drive, Suite 115
Goodlettsville, TN 37072

08-0202-90067

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $135,000.00.

Affiant

Subscribed and sworn to before me, this 28th day of February, 2002.

Notary Public
My commission expires: 11/27/04

MIGNON SMELSER NOTARY PUBLIC AT LARGE DAVIDSON CO., TENNESSEE My Commission Expires Nov. 27, 2004

Address of New Owner	Send Tax Bills to:	Tax Information
Yan Qiu Zou 264 Old Hickory Blvd. Madison TN 37115	~~Same as new owner~~ Yan Qiu Zou 1020 Lassiter Drive Goodlettsville, TN 37072	43-13-61.00 Lot 58 43-13-62.00 Lot 59

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Johnny Wright and wife, Muriel D. Wright**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Yan Qiu Zou**, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Lot 58:
Land in Davidson County, Tennessee, being Lot No. 58 in Block "B" on the Plan of Forest Park Subdivision at Madison, Tennessee, of record in Book 843, Page 44, Register's Office for said County and more particularly described as follows:

Said Lot No. 58 in Block "B" fronts 50 feet on the south side of Old Hickory Boulevard, and runs back southerly between parallel lines 150 feet to a dead line.

Being the same property conveyed to Johnny Wright and wife, Muriel D. Wright by deed from Melvin Williams and wife, Irene Williams, of record in Book 5073, Page 412, Register's Office for Davidson County, Tennessee.

Lot 59:
Land in Davidson County, Tennessee, being Lot No. 59 in Block "B" on the Plan of Forest Park Subdivision at Madison, Tennessee, of record in Book 843, Page 44, Register's Office for said County, and more particularly described as follows:

Said Lot No. 59 in Block "B" fronts 50 feet on the south side of Old Hickory Boulevard at the southwest corner of Old Hickory Boulevard and Third Avenue, and runs back southerly between parallel lines 150 feet to a dead line.

Being the same property conveyed to Johnnie R. Wright by deed from Ottis Hire, unmarried, of record in Book 4820, Page 331, Register's Office for Davidson County, Tennessee.

Johnny Wright and Johnnie R. Wright are one and the same person.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

Lot 59:
This property is improved property known as 264 Old Hickory Blvd., Madison, TN 37115

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 28th day of February, 2002.

Johnny Wright

Muriel D. Wright

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Johnny Wright** and **Muriel D. Wright**, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained

Witness my hand in Goodlettsville, TN, this 28th day of February, 2002.

Notary Public

NOTARY PUBLIC AT LARGE WILSON CO. TENN.

My Commission expires: 12/7/05