BOX 2

Davidson County DEEDWARR
Recvd: 05/31/02 10:23 2pgs
Fees:13.00 Taxes:340.40
20020531-0066054

JOYCE J. ADAMS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $92,000.00.

Affiant

Subscribed and sworn to before me, this the 24th day of May, 2002.

Notary Public

My commission expires: 11-29-03
My Commission Expires NOV. 29, 2003
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Gregory S. Perrone, PC
Attorney at Law 109 Westpark Drive Suite 330, Brentwood, TN 37027

| Address of New Owner(s) as follows: | Send Tax Bills To: | Map-Parcel Numbers |
|---|---|---|
| **William B. Staggs Jr.** | **SunTrust Bank** | **131-5B-433.00CO** |
| **433 Summit Ridge Place** | **P.O. Box 30110, 7th Floor** | |
| **Nashville, Tennessee 37215** | **NASHVILLE, TN 37230** | |

FOR AND IN 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 ACKNOWLEDGE, WE,

**Kaylon B. Tran and husband, Kenneth V. Tran**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

**William B. Staggs Jr. and wife, Judith A. Staggs**

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:

**Unit No. 433, together with the appurtenant interest in the common elements of Four Seasons Condominium, a horizontal property regime established by Master Deed and By-Laws, of record in Book 6841, page 349, amended in Book 6847, Page 122, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan attached as Exhibit "D" to the aforementioned Master Deed and being located upon Lot No. Part of Tract I on the Plan of Clark Gower Property of record in Plat Book 5050, page 30, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.**

**Being the same property conveyed to Kaylon L. Bruner, unmarried by deed from Cynthia Lee Dew, unmarried of record in Book 11250, Page 327, Register's Office for Davidson County, Tennessee.**

**Kaylon L. Bruner having since married and is now known as Kaylon B. Tran.**

**Kenneth V. Tran herein joins to convey and and all rights and interests he may have, if any.**

**This conveyance is subject to taxes for 2002 and subseqent years, easements, and restrictions of record.**

This is improved (__X__) Unimproved (____) property, known as **433 Summit Ridge Place, Nashville, Tennessee 37215**

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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and we do further convenant 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/our hand(s) this 24th day of May, 2002.

**Kaylon B. Tran**

**Kenneth V. Tran**

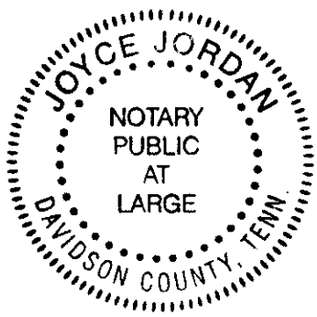
**INDIVIDUAL**
**STATE OF TENNESSEE )**
**COUNTY OF Williamson )**

Before me, the undersigned, a Notary Public of said County and State, personally appeared Kaylon B. Tran and Kenneth V. Tran, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon their oath acknowledged they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, at office at Brentwood, Tennessee on this **24th** day of **May, 2002.**

Joyce Jordan
**Notary Public**

**My Commission Expires:** 11-29-03




My Commission Expires NOV. 29, 2003