WARRANTY DEED

This instrument prepared by
THE HOME CLOSING COMPANY, INC.
214 Centerview Drive Suite 225
Brentwood, TN 37027

OWNER:
Name **Long V Dao**
Address **4845 Aster Drive**
City/State/Zip **Nashville TN 37211**

SEND TAX BILLS TO:
Name **Wells Fargo Home Mortgage**
Address **P.O. Box 5137**
City/State/Zip **Des Moines, Iowa 50606-5137**

FOR AND IN CONSIDERATION of the sum of **$10.00**. **Thomas E Templeton and Josephine P Templeton, Husband and Wife as Joint Tenants** have this day bargained and sold, and do hereby transfer and convey unto **Long V Dao and Nhan T Le, Husband and Wife as Joint Tenants, their** heirs and assigns, hereinafter referred to as "grantees", whether one or more, certain real estate located in **DAVIDSON** County, State of **TENNESSEE**, as follows:

Land in Davidson County, Tennessee, Being Lot No. 4 on the Plan of Ashley Park, a Planned Unit Development, of record in Plat Book 9700, Page 823, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description of said lot.

Being part of the same property conveyed to Thomas E. Templeton and wife, Josephine P. Templeton by Warranty Deed from Brent Sellers Builders, Inc., a Tennessee Corporation of record in Book 11523, Page 808, Register's Office for Davidson County, Tennessee.

Davidson County DEEDWARR
Recvd: 11/05/03 13:28 2pgs
Fees:13.00 Taxes:1254.30
20031105-0162392

This conveyance is subject to taxes for the year 2004 and subsequent years and all matters of record including restrictions, declarations, easements, dedications, agreements, memorandums, and assessments, as shown of record in the Register's Office for Davidson County, Tennessee.

Map-Parcel No.'s: Map 161 Group 14D Parcel 4

This is improved property known as: 5625 Montelle Lane, Nashville, TN 37211.

TO HAVE AND TO HOLD said real estate, with appurtenances, estate, title and interest belonging to the said grantees, their heirs and assigns forever. We covenant that **we are** lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.
We further covenant and bind **our** heirs and representatives, to warrant and forever defend the title to said real estate to said grantees, their heirs and assigns, against the lawful claims of all persons.

Witness my hand this **30th** day of **October, 2003**.

Thomas E Templeton

Josephine P Templeton

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

PERSONALLY APPEARED before me **Christopher M. Corriveau**, a Notary Public in and for said County and State, **Thomas E Templeton and Josephine P Templeton** with whom I am personally acquainted, and who acknowledged that **they** executed the within instrument for the purposes therein contained.

WITNESS MY HAND and official seal at office, this **30th** day of **October, 2003**.

Commission expires **June 18, 2005**

Notary Public

CHRISTOPHER M. CORRIVEAU
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF **WILLIAMSON**

The actual consideration or value whichever is greater, for this transfer is **$339,000.00**

Affiant _____

Subscribed and sworn to before me, this the 30th day of October, 2008.

My commission expires June 18, 2005

_____
Notary Public - Register

