RECORD AND RETURN TO;
SATURN & MAZER TITLE SERVICES, INC
212 THIRD AVE. NORTH
NASHVILLE, TN 37201
SP43062

Davidson County DEEDWARR
Recvd: 05/25/04 15:53 2pgs
Fees:13.00 Taxes:358.90

20040525-0061554

WARRANTY DEED

ALAN L. SATURN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires JULY 29, 2006

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $97,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 21st day of May, 2004

Notary Public

MY COMMISSION EXPIRES: 7/29/2006

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
So K. Akhom	Bank of America, N.A.	182-160
601 Welshcrest Place	830 Central Avenue	
Antioch, TN 37013	St. Petersburg, FL 33701	

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 ACKNOWLEDGED, I/WE,

David R. Clark

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

So K. Akhom and Vanchana Sam Akhom, married to each other

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:

Land in the 5th Civil District of Davidson County, Tennessee, and being Tract No. 3 according to a survey by Billy Carl Tomlin, dated May 5, 1985, not of record and more particularly described as follows:

Beginning at a fence post in the south margin of Old Hickory Blvd. said point being Edward and Harris' NE corner; thence with the south margin of Old Hickory Blvd. the following four calls: N 46 degrees 35' E 263', N 44 degrees, E 168', N 49 degrees E 100', N 67 degrees 15', E 82'; thence leaving Old Hickory Blvd. S 7 degrees W 757', thence N 83 degrees 30' W 400' to a fence line, thence N 5 degrees 30' E 310' to the point of beginning and containing 5.11 acres more or less.

Being the same property conveyed to David R. Clark by Quitclaim Deed from David R. Clark and MaDonna F. Clark of record in Book 7580, Page 41; and by Warranty Deed from Gene A. Smith and wife, Shirley Smith, of record in Book 6757, Page 169, Register's Office for Davidson County, Tennessee.

THIS IS INVESTMENT PROPERTY AND NOT THE RESIDENCE OF GRANTOR

Unimproved (X)
This is improved ( ) property known as 13345 Old Hickory Blvd., Antioch, TN 37013

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/our hand(s) this 21st day of May, 2004

David R. Clark

David R. Clark

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County, and State the within named David R. Clark, the bargainor(s) with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged the execution of the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 21st day of May, 2004

Notary Public

My Commission Expires: 7/29/2006

ALAN L. SATZ
NOTARY PUBLIC
MY COMMISSION EXPIRES JULY 29, 2006