Box 14A

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 09/13/04 08:48 2pgs
Fees:13.00 Taxes:384.43
20040913-0109864



State of Tennessee)
County of Davidson)

G#17403-2

The actual consideration or value, whichever is greater, for this transfer is **$103,900.00.**

Sharon Patterson
Affiant

Subscribed and sworn to before me, this the 10th day of September, 2004.

Deborah H. Berrie
Notary Public

My commission expires: 3/25/06
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
HUI-LING SHIH and GUNG-LI CHANG	**"NEW OWNERS"**	**Map 109-05-0-B, Parcel 204.00co**
3535 Bell Road, #204		
Nashville, TN 37214		

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, WE,

CORIEY D. PRESTON, unmarried, and DE ETTA M. IRBY, unmarried

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

HUI-LING SHIH and husband, GUNG-LI CHANG

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 Davidson County, Tennessee, being Unit No. 204 in Williams Bend Townhomes, a Private Element Horizontal Property Regime, located on Bell Road, Nashville, Davidson County, and described in a Declaration of Covenants, Conditions and Restrictions for Williams Bend Townhomes, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20021216-0154761, First Supplementary of record in Instrument No. 20030529-0072377, and Second Supplementary of record in Instrument No. 20030930-0144058, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions, and regulations imposed upon and relating to the units, property, co-owners, and tenants of Williams Bend Townhomes, a Private Element Horizontal Property Regime, contained in the said Declaration, the Plan filed as Exhibit "C" to said Declaration appearing in Instrument No. 20021216-0154761, and By-Laws appended thereto, are incorporated in this Deed by reference and made a part hereof the same as though copied herein.

BEING the same property conveyed to Coriey D. Preston, unmarried, and De Etta M. Irby, unmarried, as joint tenants with right of survivorship, by Warranty Deed dated November 14, 2003, from 70 South Associates, LLC, a Tennessee limited liability company, of record in Instrument No. 20031118-0168040, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to Declaration of Covenants and By-Laws, Conditions and Restrictions for Williams Bend Townhomes, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20021216-0154761 and Supplemental of record in Instrument No. 20030529-0072377 and in Instrument No. 20030930-0144058, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and paid by the GRANTORS herein.

This is IMPROVED (__X__) Unimproved (____) property, known as: **3535 Bell Road, #204, Nashville, TN 37214.**

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 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 **10th day** of **September, 2004.**

Coriey D. Preston
CORIEY D. PRESTON

De Etta M. Irby
DE ETTA M. IRBY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **CORIEY D. PRESTON and DE ETTA M. IRBY,** the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this **10th** day of **September, 2004.**

Notary Public



My Commission Expires: 12-12-04