Davidson County DEEDWARR
Recvd: 11/11/04 14:02 2pgs
Fees:13.00 Taxes:684.50

20041111-0135962

WARRANTY DEED

B-SFG-04-5229

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $185,000.00

Affiant

Subscribed and sworn to before me, this 2nd DAY OF November, 2004.

Notary Public

MY COMMISSION EXPIRES: 5/28/06
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Estifanos G. Tesfay	GreenPoint Mortgage Funding,	
5229 Village Trace (ADDRESS)	5032 Parkway Plaza (NAME) (ADDRESS)	161-10-B-7.CO
Nashville, Tennessee 37211 (CITY) (STATE) (ZIP)	Charlotte, NC 28217 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we WEI JOHN WANG AND WIFE, YU HU, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto ESTIFANOS G. TESFAY, unmarried hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Lot 198, VILLAGES OF BRENTWOOD, PHASE FIVE Planned Unit Development, as shown on plat of record in Plat Book 6900, Page 896, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Wei John Wang and wife, Yuejin Chen by Warranty Deed from Garland B. Overton and wife, Janette Z. Overton, recorded the 4th day of January, 1995 in Deed Book 9563, Page 566, in the Register's Office of Davidson County, Tennessee and further conveyed to Wei John Wang by Quitclaim Deed from Yuejin Chen as shown of record in Instrument No. 20041022-0127367, Register's Office for Davidson County, Tennessee. Said Yu Hu joins in this instrument for the purpose of conveying any and all marital interest in and to said property.

This conveyance is subject to any and all easements and restrictions as shown of record including those listed in Plat Book 6900, page 896; Book 6143, page 11; Book 7834, page 676; Book 6158, page 352, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 5229 Village Trace, Nashville, Tennessee 37211
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 2nd day of November, 2004.

Wei John Wang

Yu Hu

STATE OF Tennessee
COUNTY OF Davidson

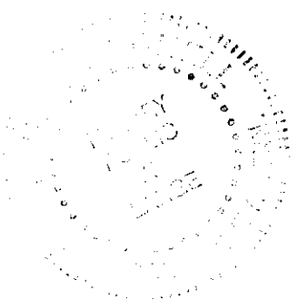
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Wei John Wang and Yu Hu, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the pruposes therein contained.

Witness my hand and official seal, this the 2nd day of November, 2004.

Notary Public

My Commission Expires: 5/28/06

(SEAL)



RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903