Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $82,500.00

Affiant

Subscribed and sworn to before me, this 28th day of February, 2005.

Notary Public
My commission expires: 4/4/05

Davidson County DEEDWARR
Recvd: 03/04/05 09:32 2 pgs
Fees:13.00 Taxes:305.25

20050304-0024064

MARK BLAYNEY LEEDOM NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 10/04/2005

02-0502-43722

Address of New Owner:	Send Tax Bills to:	Tax Information
Bryant T. Chan 2316 & 2318 Cooper Terrace A&B Nashville TN 37216	New Owner	73-09-0-253.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Albert L. Davis and wife, Doris Knowles Davis, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Bryant T. Chan and wife, Jennifer S. Sam, hereinafter called the Grantees, their successors 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 Lot No. 27 of Cooper Lane Estates of record in Plat Book 5200, Page 567, Register's Office for said County, to which reference is hereby made for a more complete description.

Being the same property conveyed to Albert L. Davis and wife, Doris Knowles Davis by deed dated 5/10/02 of record in Instrument No. 200205210062039, Register's Office for Davidson County, Tennessee.

Subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 2316 & 2318 Cooper Terrace A&B, Nashville, TN 37216

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 28th day of February, 2005.

Albert L. Davis

Doris Knowles Davis

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Albert L. Davis and Doris Knowles Davis, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Brentwood, TN, this 28th day of February, 2005.

Mark Blayney Leedom
State of Tennessee at Large
Notary Public

My Commission expires 9/11/05

MARK BLAYNEY LEEDOM
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires 09/04/2005