Davidson County DEEDWARR
Recvd: 04/05/05 08:31 2 pg
Fees:13.00 Taxes:288.60

20050405-0036689

WARRANTY DEED

G-ING-05-523

STATE OF Tennessee $ 78,000
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $78,000.00

STATE OF TENNESSEE
AFFIDAVIT

Affiant

Subscribed and sworn to before me this 30th DAY OF March, 2005.

NOTARY PUBLIC Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

ADDITIONAL TAX PAID
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 22, 2008

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
Hanjian Liu	ING Direct	
523 Harding Place, #27 (ADDRESS)	(NAME) 802 Delaware Avenue (ADDRESS)	
Nashville, Tennessee 37211 (CITY) (STATE) (ZIP)	Wilmington, DE 19801-1377 (CITY) (STATE) (ZIP)	147-2-A-27 CO

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 ELAINE THOMAS, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto HANJIAN LIU AND HUA CHENG, 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:

Land in Davidson County, Tennessee, being Unit 27, BUILDING C, THE COACH HOUSE Condominiums, of record in Book 4675, page 107, as established under Master Deed of record in Book 4809, page 829, in the Register's Office of Davidson County, Tennessee, to which master deed reference is hereby made for a more particular description of said unit.

Being the same property conveyed to Elaine Thomas by Warranty Deed from William D. Wright and wife, Mary Helen Wright, recorded the 27th day of April, 1994 in Deed Book 9324, Page 516, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record including those listed in Plat Book 4675, page 107; Book 4809, page 859; Book 4809, page 829; Book 4813, page 964; Book 5100, page 894; Book 5100, page 897 and Book 4813, page 686, Register's Office of Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 523 Harding Place, #27, 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 30th day of March, 2005.

Elaine Thomas

Elaine Thomas

STATE OF Tennessee
COUNTY OF Davidson

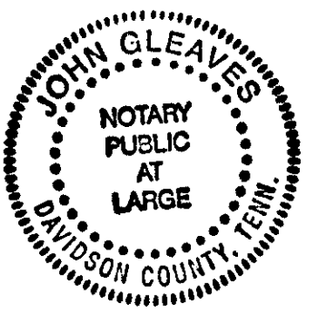
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Elaine Thomas, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument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

Witness my hand and official seal, this the 30th day of March, 2005.

Notary Public

My Commission Expires: 7/29/06

(SEAL)



RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903