Davidson County DEEDWARR
Recvd: 08/05/05 08:14 3 pgs
Fees:18.00 Taxes:1276.50
20050805-0092114

DEED

THIS DEED OF CONVEYANCE made and entered into on this 7-15, 2005, by and between **CHARLES W. YOUNG and SANDY FAYE YOUNG, husband and wife,** hereinafter known and referred to as **GRANTORS**, and **THANT LEONG and SAW T. LEONG, husband and wife, whose tax mailing address is** 6707 Hiway 100 Nashville, TN. 37205, hereinafter known and referred to as **GRANTEES;**

W I T N E S S E T H :

For and in consideration of the sum of **$1.00**, cash in hand paid by Grantees to Grantors, the receipt of all of which is hereby acknowledged, the Grantors have bargained, sold, aliened, and conveyed, and do by these presents alien, and convey, unto the Grantees, in fee simple, remainder to the survivor of them and unto his or her heirs and assigns forever, a certain tract of real estate more fully described as follows:

A certain tract or parcel of land in Davidson County, Tennessee, described as follows to-wit:

Land in Davidson County, Tennessee, being Lot No. 32 on the Plan of Cheekwood Estates, of recorded in Book 2663, page 103, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

This conveyance is subject to easements and/or setback lines of record in Book 2663, page 103 and Easement of record in Book 4813, page 147, and restrictions of record in Book 2859, page 492, Book 3313, page 427, Register's Office for Davidson County, Tennessee.

BEING the same property as conveyed to Charles W. Young by deed recorded 10/12/00 as Instrument Number 20001012 0101430.

Parcel/Tax I.D. #: 129-12-0 133.00

Commonly known as: 6707 Highway 100, Nashville, TN 37205

TO HAVE AND TO HOLD, the above described tract of real estate, together with the improvements thereon and the appurtenances thereunto appertaining, aforementioned, unto the Grantees, in fee simple, remainder to the survivor of them and unto his or her heirs and assigns forever, with general warranty of Title; SUBJECT, HOWEVER, to all easements, covenants and restrictions of record, or apparent from visual inspection. Grantor hereby releases all curtsey and homestead interest to the property herein conveyed.

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IN TESTIMONY WHEREOF, witness the hands of the Grantors herein, all on this the day and year first above written.

CHARLES W. YOUNG

SANDY FAYE YOUNG
GRANTORS

STATE OF TENNESSEE)
)
Davidson COUNTY)

The undersigned, a Notary, does certify that on this 7-15, 2005, the foregoing Deed of Conveyance was produced to me and was sworn to, acknowledged and delivered by **CHARLES W. YOUNG and SANDY FAYE YOUNG.**

ROBERT C. MURPHY
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY, TENN.
My Commission Expires APR. 9, 2009

Notary Public ROBERT C. MURPHY

My Commission Expires: 4-9-09

IN THIS CONSIDERATION CERTIFICATE, the parties hereto do hereby certify that the above stated consideration in the sum of $345,000.00, is the true, correct, and full consideration paid for the property herein conveyed. I, or we, as Grantor (s) hereby swear or affirm that the actual consideration for this transfer is $345,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

CHARLES W. YOUNG

SANDY FAYE YOUNG
GRANTORS

STATE OF TENNESSEE)
DAVIDSON COUNTY)

The undersigned, a Notary Public, does certify that on this 7-15, 2005, the foregoing Consideration Certificate was produced to me and was sworn to, acknowledged and delivered by **CHARLES W. YOUNG and SANDY FAYE YOUNG.**

ROBERT C. MURPHY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY, TENN.
My Commission Expires APR. 9, 2009

Notary Public ROBERT C. MURPHY

My Commission Expires: 4-9-09

Grantees' Address and Address All Tax Bills Are to Be Sent To:
THANT LEONG and SAW T. LEONG
6707 HIGHWAY 100
NASHVILLE, TN 37205

PREPARER:

CLIFFORD A. BRANHAM, ESQ.
2039 REGENCY RD. #6
LEXINGTON, KY 40503

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