Davidson County DEEDWARR
Recvd: 12/06/05 10:51 2 pgs
Fees:13.00 Taxes:222.00

20051206-0146577

WARRANTY DEED

This instrument prepared by
THE HOME CLOSING COMPANY, INC.
214 Centerview Drive Suite 225
Brentwood, TN 37027

OWNER:
Name **Khonsavanh Khottavong**
Address **110 1/2 Hart Lane**
City/State/Zip **Nashville, TN 37207**

SEND TAX BILLS TO:
Name **Primary Residential Mortgage Inc**
Address **4750 West Wiley Post Way #200**
City/State/Zip **Salt Lake City Utah 84116**

FOR AND IN CONSIDERATION of the sum of **Ten Dollars ($10.00),** cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged,

Noukane Sounivong, An Unmarried Man ("Grantor") has this day bargained and sold, and does hereby transfer and convey unto **Khonsavanh Khottavong, An Unmarried Woman, ("Grantee")** its successors and assigns, all its right, title and interest in and to property located in **DAVIDSON** County, State of **TENNESSEE,** more particularly described as follows:

Land in Davidson County, Tennessee, Being the east part of Lot No. 13 on the Map of W.H. Dodd's Suburban Home Tract, as of record in Book 161, page 16, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 13 fronts 61 feet, more or less, on the south side of Hart Street and extends back between lines 357.6 feet on the easterly and 342 feet, more or less, on the westerly line to the north line of Lot No. 12 on which it measures 61 feet more or less, excluding however, any land that may be within the bounds of Hart Street as widened.

Being the same property conveyed to Noukane Sounivong, unmarried, by Warranty Deed from James L. Sands, Sr. and Bonnie Sands, husband and wife, of record in Book 9254, page 768, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 2006 and subsequent years and all matters of record including restrictions, declarations, easements, dedications, agreements, memorandums, and assessments, as shown of record in the Register's Office for Davidson County, Tennessee.

Map-Parcel No.'s: Map 60 Group 12 Parcel 127

This is improved property known as: 110 1/2 Hart Lane, Nashville, TN 37207.

TO HAVE AND TO HOLD said real estate, with appurtenances, estate, title and interest belonging to the said grantees, their heirs and assigns forever. I covenant that **I am** lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.
I further covenant and bind **my** heirs and representatives, to warrant and forever defend the title to said real estate to said grantees, their heirs and assigns, against the lawful claims of all persons.

Witness **my** hand this **22nd** day of **November, 2005.**

Noukane Sounivong

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

PERSONALLY APPEARED before me **the undersigned,** a Notary Public in and for said County and State, **Noukane Sounivong** with whom I am personally acquainted, and who acknowledged that **he** executed the within instrument for the purposes therein contained.

WITNESS MY HAND and official seal at office, this **22nd** day of **November, 2005.**

Commission expires

M. CORRIVEAU
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 21, 2009

Notary Public

STATE OF TENNESSEE
COUNTY OF **WILLIAMSON**

The actual consideration or value whichever is greater, for this transfer is **$60,000.00**

Affiant KhonSavanh KhoTavong

Subscribed and sworn to before me, this the 22nd day of November,2005.

My commission expires:

Notary Public - Register

C. M. CORRIVEAU
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 21, 2009