WARRANTY DEED

Elite Title Company
109 West Park Drive
Suite 350
Brentwood, TN 37027

NOTARIAL SEAL PATRICIA L. SANDERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

MY COMMISSION EXPIRES JULY 19, 2008

STATE OF TENNESSEE
COUNTY OF Williamson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 128,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th day of March, 2006

Notary Public: Patricia Nicholls

MY COMMISSION EXPIRES: 01/24/09
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
Richard A. Northcutt, Metropolitan Escrow, Inc., 7000 Executive Center Dr., Ste. 110, Brentwood, TN 37027

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Sang Thai Kiem		Map 133
3809 Scotwood Dr.		Group 12
Nashville, TN 37211		Parcel 83

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

Betty L. Gordy

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto

Sang Thai Kiem and Hung Minh Kiem

hereinafter called the GRANTEES, their heirs 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. 37 on the Plan of Windsor Park Subdivision, of record in Book 3600, page 64, Register's Office for Davidson County, Tennessee.

Said Lot No. 37 fronts 70 feet on the westerly margin of Scotwood Drive and runs back 170.9 feet on the southeasterly line and 166.65 feet on the northwesterly line to a broken line at the rear measuring 80.53 feet.

Being the same property conveyed to Betty L. Gordy and Althea Duncan, as joint tenants with right of survivorship, by quitclaim deed from Betty L. Cooper now being Betty L. Gordy, unmarried and Althea Duncan, unmarried, of record in Book 7269, page 343, register's Office for said County. See also Quitclaim Deed of record in Instrument #20060313-0028674 Register of Deeds Davidson County, Tennessee.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 3809 Scotwood Dr., Nashville, TN 37211

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 and assigns forever; and we do covenant with the said GRANTEES 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 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 7th day of March, 2006.

Betty L Gordy by Kathy Carter

Betty L. Gordy by Kathy Carter attorney in fact
Attorney-in-Fact

Davidson County DEEDWARR
Recvd: 03/13/06 13:23 2 pgs
Fees:13.00 Taxes:475.45

20060313-0028675

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, Kathy Carter, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument on behalf of Betty L. Gordy as her Attorney in Fact as the free act and deed of the within named Betty L. Gordy.
Witness my hand and official seal at Brentwood, Tennessee the 7th day of March, 2006.

My Commission Expires:01/24/09

Notary Public

