This Instrument Prepared By:
Title Enterprises, LLC
320 Seven Springs Way
Suite 150, Seven Springs I
Brentwood, Tennessee 37027
6060252

Davidson County DEEDWARR
Recvd: 06/12/06 12:51 3 pgs
Fees:18.00 Taxes:547.60
20060612-0069677

Send Tax Bills To:
Homecomings Financial
3101 Rexford #100W
Charlotte, NC 28211

New Owner is:
Joshua O. and Esther J. Idassi
1708 Realtree Way
Antioch, TN 37013

MAP: 149-10
PARCEL: 14.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Chai K. Yeong and wife, Yow L. Yeong**, hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **Joshua O. Idassi and wife, Esther J. Idassi**, hereinafter referred to as Grantee, its heirs and assigns, certain tracts or parcels of land in **Davidson** County, State of Tennessee, more particularly described as follows, to-wit:

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

Land in Davidson County, Tennessee, being Lot No. 55 on the Plan of Hunters, Section 3 of record in Plat Book 9700, page 684, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Chai K. Yeong and wife, Yow L. Yeong by Warranty Deed from Jerry Butler Builders, LLC dated 3/06/00, recorded 3/31/00, in Instrument No. 200003310032500, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Easements and/or setback lines of record in Plat Book 9700, page 684, said Register's Office; Restrictive covenants of record in Book 11029, page 777, said Register's Office.

This conveyance is made subject to any and all zoning regulations, building restrictions, setback lines, if any, easements and rights for public utilities applicable to this property. Taxes for the current year have been prorated and are assumed by the Grantee(s) herein.

_____ Sellers Ints.

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said tracts and parcels of land in fee simple, and have a good right to convey same and

CLY by Ellen as AIF

CLY by Ellen as AIF

that same is unencumbered, except for the taxes for the current year and which have been prorated and assumed by the Grantee.

The Grantor does further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to the said tracts or parcels of land to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 1st day of June, 2006.

GRANTOR:

Chai K. Yeong by [signature] as Attorney-in-Fact

Chai K. Yeong by Eugene McAlister

as Attorney-in-Fact

Yow L. Yeong by [signature] as Attorney-in-Fact

Yow L. Yeong by Eugene McAlister

as Attorney-in-Fact

ACKNOWLEDGMENT

STATE OF TENNESSEE)
COUNTY OF Williamson **)**

Before me, the undersigned, a Notary Public in and for said County and State aforesaid, personally appeared, **Eugene McAlister**, with whom I am personally acquainted, or proved to me to on the basis of satisfactory evidence, and who upon oath acknowledged that he/she holds a valid power of attorney executed by **Chai K. Yeong and Yow L. Yeong,** and acting under such power of attorney he/she executed the foregoing instrument for the purposes there in contained. Power of Attorney appearing of record in Record Book 20060612-0069675, 20060612-0069676 of the said Register's Office of Davidson County, Tennessee.

Witness my hand and seal on this the 1st day of June, 2006.

[signature]
Notary Public

My Commission Expires: My Commission Expires November 14, 2009

PRISCILLA PARKER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared **Eugene McAlister**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal on this the 1st day of June, 2006.

Notary Public

My Commission Expires November 14, 2009

My Commission Expires:

PRISCILLA PARKER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF Williamson)

The actual consideration or value, whichever is greater, for this transfer is $148,000.00.

Affiant

SWORN TO and subscribed before me this 1st day of June, 2006.

NOTARY PUBLIC

PRISCILLA PARKER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My commission expires:

My Commission Expires November 14, 2009