BOX 10-A

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $630,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22ND DAY OF JUNE, 2006.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

NOTARY PUBLIC
AT LARGE
Amy Adams Gowan
My Commission Expires
November 25, 2006
STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Claire Walsh Tschudy, Robert Walsh and Glynis Walsh	New Owner	
(NAME) 2313 Golf Club Lane	(NAME)	117-10-6
(ADDRESS) Nashville, TN 37215	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **DR. HARRISON YANG AND WIFE, HOLING YANG**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **CLAIRE WALSH TSCHUDY, MARRIED, AS TO AN UNDIVIDED 1/3 INTEREST AND ROBERT WALSH AND WIFE, GLYNIS WALSH, AS TO AN UNDIVIDED 2/3 INTEREST,** 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. 14 on the Plan of Woodmont Estates, of record in Book 974, page 29, Register's Office for Davidson County, Tennessee.

Said Lot No. 14 fronts 219.8 feet on the southerly side of Woodmont Boulevard and fronts 298.9 feet on the easterly side of Echo Hill Road and runs back 200.3 feet on the southerly lot line and 305.0 feet on the easterly lot line to a point of intersection.

Being the same property conveyed to Dr. Harrison Yang and wife, Holing Yang by deed from Mildred F. Wagoner, unmarried, of record in Book 7996, page 821, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) 2006 real property taxes which have been prorated and assumed by the grantee(s); and (b) all matters appearing on the plan of record in Book 974, page 29, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 2321 Woodmont Blvd., Nashville, TN 37215

(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 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.

Davidson County DEEDWARR
Recvd: 06/26/06 09:46 2 pgs
Fees:13.00 Taxes:2331.00
20060626-0075702

Witness our hands this 22nd day of June, 2006.

Dr. Harrison Yang

Holing Yang

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Dr. Harrison Yang and Holing Yang , the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 22nd day of June, 2006.

Commission expires:

Notary Public

NOTARY PUBLIC
AT LARGE
Amy Adams Gowan
My Commission Expires
November 25, 2006
STATE OF TENNESSEE