JOHN GLEAVES
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

WARRANTY DEED

G-CTX-06-3920	STATE OF Tennessee COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $130,000.00 Affiant Subscribed and sworn to before me, this 3rd DAY OF October, 2006. Notary Public MY COMMISSION EXPIRES: 7-24-10 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tien Hoang Trinh	CTX Mortgage Company, LLC	
3920 Eckhart Drive (ADDRESS)	801 94th Avenue North (ADDRESS)	134-9-81.00
Nashville, TN 37211 (CITY) (STATE) (ZIP)	St Petersburg, FL 33702 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we KIM H. NGUYEN AND LE D. NGUYEN AND TRANG T. TRAN, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto TIEN HOANG TRINH, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

BEING LOT NO. 66 ON THE PLAN OF WOODLAND HILLS, PHASE ONE AS OF RECORD IN PLAT BOOK 6900, PAGES 666-669, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO KIM H. NGUYEN AND TRANG T. TRAN AND LE D. NGUYEN BY WARRANTY DEED FROM R. CHARLES AJALA AND WIFE, BEATRICE AJALA, RECORDED ON THE 25TH DAY OF JUNE, 1999 IN DEED BOOK 11543, PAGE 333, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

This conveyance is subject to a) 2006 property taxes; b) instruments of record in Book 6900, Page 666; Book 7564, Page 404; Book 7574, Page 894; Book 7566, Page 284; Book 7632, Page 947; Book 7262, Page 388; Book 3101, Page 37; said Register's Office; and c) any and all existing easements and restrictions as shown of record not stated herein.

unimproved ( )
This is improved (X) property, known as 3920 Eckhart Drive, Nashville, Tennessee 37211
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this 3rd day of October, 2006.

Kim H. Nguyen

Le D. Nguyen

Trang T. Tran

Davidson County DEEDWARR
Recvd: 10/11/06 13:30 2 pgs
Fees:13.00 Taxes:481.00

20061011-0126401

STATE OF Tennessee
COUNTY OF Davidson

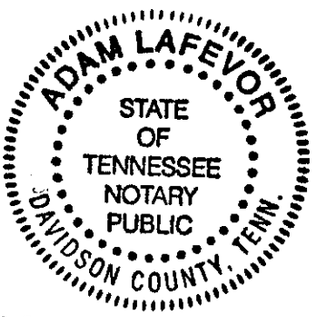
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Kim H. Nguyen, Le D. Nguyen, and Trang T. Tran, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 3rd day of October, 2006.

Notary Public

My Commission Expires:

(SEAL)



My Commission Expires NOV. 22, 2008

RETURN TO:
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903