File No. 271000293

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/15/07 12:12 2 pgs
Fees:13.00 Taxes:314.50

20071015-0122001

STATE OF TN
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$85,000.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11TH DAY OF OCTOBER, 2007.

Notary Public

My COMMISSION EXPIRES: 8/23/11

(AFFIX SEAL)

DANIEL L. WISCHHOF NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF DAVIDSON

THIS INSTRUMENT WAS PREPARED BY
Daniel L. Wischhof, Attorney
AmTitle & Escrow
515 Rivergate Pkwy., Suite 1
Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MingJoHan, a Tennesseee General Partnership	Same As New Owner	Parcel 42.12 Map 88.00
(NAME)	(NAME)	
425 East Old Hickory Blvd.		
(ADDRESS)	(ADDRESS)	
Madison, TN 37115		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Kathy Hannah and Steve Hannah, husband and wife

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

MingJoHan, a Tennesseee General Partnership,

HEREINAFTER CALLED THE GRANTEE(S), 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. 2 on the Plan of Heritage View Subdivision, Section One, as of record in Plat Book 6900, Page 772, Register's Office for Davidson County, Tennessee., to which said plan reference is hereby made for a more complete and accurate legal description thereof of said lot.

Being the same property conveyed to Kathy Hannah and Steve Hannah, wife and husband, by Special Warranty Deed dated August 30, 2007, from Bank of New York as Trustee for the Certificateholders of CWABS 2003-05, of record by Instrument No. 20070914-0110351 in the Register's Office for Davidson County, Tennessee.

This conveyance is further subject to taxes for the year 2008, and subsequent years, easements and restricitive covenants of record.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☒

This is improved ☐ property, known as 1504 Heritage View Blvd., Madison, TN 37115
(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 hands this 11th day of October, 2007.

Kathy Hannah

Steve Hannah

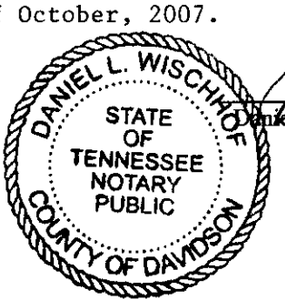
STATE OF TN

COUNTY OF DAVIDSON

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Kathy Hannah and Steve Hannah, husband and wife the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that ~~he/she~~/they executed the within instrument for the purposes therein contained.

Witness my hand at office this. 11th day of October, 2007.

Commission expires: August 23, 2011



Daniel L. Wischhof Notary Public

File Number: 271000293

RETURN TO:

AmTitle & Escrow
515 Rivergate Pkwy., Suite 111
Goodlettsville, TN 37072