WARRANTY DEED

LAURA B RININGER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$735,000.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24TH DAY OF OCTOBER, 2008.

Notary Public

MY COMMISSION EXPIRES: 3-21-09

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
MICHAEL J. PHILBIN, P.C., 2021 Richard Jones Road, Suite 220, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Chun Li **Ming Li**	**SunTrust Mortgage, Inc.**	**104-14-G-152**
(NAME) **102 Wyn Oak Circle**	(NAME) **401 Commerce St.**	Davidson County DEEDWARR Recvd: 10/29/08 15:11 2 pgs Fees:13.00 Taxes:2719.50
(ADDRESS) **Nashville, TN 37205**	(ADDRESS) **Nashville, TN 37219**	20081029-0108094
(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, I, Hubert A. Crouch, III, in my capacity as the court ordered Conservator for Jane S. Crouch, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Chun Li and Ming Li, husband and wife**, 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. 271 on the Plan of Resubdivision of Whitworth Phase 1, Reserve Parcel B, of record in Book 7900, page643, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Jane S. Crouch by deed of record in Book 9395, Page 326, Register's Office for Davidson County, Tennessee, the said Ms. Crouch having been declared disabled and a conservator appointed to handle her affairs pursuant to a court order entered in the Seventh Circuit Court (Probate Division) in Davidson County, Tennessee under Docket No. 08P-284, said Order having named Hubert A. Crouch, III, the Grantor herein, as Conservator; and the Court having recently entered a subsequent Order in the same case, specifically approving this sale.

Subject to current years taxes, restrictions, easements, covenants and/or rights of way of record in said Registers' Office.

unimproved ☐

This is improved ☒ property, known as **102 Wyn Oak Circle, Nashville, TN 37205**

(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.

Witness my hand this 24th day of October, 2008.

By: Conservator for Jane S. Crouch

Hubert A. Crouch, III Conservator for Jane S. Crouch

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 Hubert A. Crouch, Conservator for Jane S. Crouch, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 24TH DAY OF OCTOBER, 2008.

Commission expires: 3-21-09

Notary Public

LAURA B RININGER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY