

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $160,000.00

Affiant

Subscribed and sworn to before me, this 4TH DAY OF SEPTEMBER, 2009.

Notary Public

MY COMMISSION EXPIRES: 8-3-10

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Affordable Closings, LLC
5115 Maryland Way
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Anthony T. Locklayer	Churchill Mortgage Corp.	161-10-A-173CO
5156 Village Trace (ADDRESS)	761 Old Hickory Blvd. Ste 401 (ADDRESS)	
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Brentwood, TN 37027 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we Minh Vi Ngo and wife, Mary Lim Ngo, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Anthony T. Locklayer, hereinafter called the Grantees, their heirs and assigns, that 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. 172 ON THE PLAN OF VILLAGES OF BRENTWOOD, PHASE 2, A PLANNED UNIT DEVELOPMENT, AS OF RECORD IN PLAT BOOK 6250, PAGE 169, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH SAID PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION THEREOF.

BEING THE SAME PROPERTY CONVEYED TO MINH VI NGO AND WIFE, MARY LIM NGO BY DEED DATED SEPTEMBER 9, 1993, OF RECORD IN BOOK 9076, PAGE 246, SAID REGISTER'S OFFICE.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ( )
This is improved (X) property, known as 5156 Village Trace, Nashville, TN 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 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/our hand(s) this 4th day of September, 2009.

BILL GARRETT, Davidson County
Trans:T20090061969 DEEDWARR
Recvd: 09/09/09 15:59 2 pgs
Fees:13.00 Taxes:592.00

20090909-0084653

WARRANTY DEED
(Continued)

Minh Vi Ngo

Mary Lim Ngo

STATE OF Tennessee

COUNTY OF Williamson

I, Connie Hooper, a Notary Public of the County and State first above written, do hereby certify that Minh Vi Ngo and wife, Mary Lim Ngo personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 4th day of September, 2009.

Notary Public

My Commission Expires:

(SEAL)



RETURN TO:
Affordable Closings, LLC
5115 Maryland Way
Brentwood, TN 37027