THIS INSTRUMENT WAS PREPARED BY and
PLEASE RETURN TO:
W. AARON FORTNER, ATTORNEY AT LAW
c/o 12 Cadillac Drive, Ste. 450
Brentwood, Tennessee 37027

BILL GARRETT, Davidson County
Trans:T20130030096 DEEDWARR
Recvd: 04/12/13 10:32 2 pgs
Fees:13.00 Taxes:499.50
20130412-0036403

WARRANTY DEED

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Congjun Yang and Wejie Wang 3415 West End Avenue, Apt. 210 Nashville, Tennessee 37203	Congjun Yang and Wejie Wang 6411 Annondale Cove Brentwood, TN 37027	104 06 0A 010.00

For and in consideration of the sum of Ten Dollars, cash paid in hand paid by the hereinafter named Grantees, and for other good and valuable consideration, the receipt of which is hereby acknowledged, I, **JULIE THWING**, married, hereinafter called the Grantor, have bargained and sold, and by these presents do hereby transfer and convey unto **CONGJUN YANG and wife, WEJIE WANG**, hereinafter called the Grantees, their heirs and assigns, the following described Real Property in **Davidson** County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit No. 210 on the Plan of Continental Condominiums of record in Plat Book 5200, page 399, as amended in Book 6135, page 788, said Register's Office of Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Julie Thwing by Warranty Deed from Karen Bruton Heard and Jill Shelby, as tenants in common dated May 3, 2002 and recorded on May 8, 2002 of record in Instrument No. 20020508-0056527, Register's Office for Davidson County, Tennessee.

This was never the marital residence of the Grantor.

This is improved property known as **3415 West End Avenue, Apt. 210, Nashville, Tennessee 37203 .**

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, forever. GRANTOR covenants with said GRANTEE 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 set out herein. We do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEE, its successors 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 **10th** day of **April, 2013**:

Julie Thwing by Kevin Hyer Attorney in Fact
Julie Thwing, by Kevin Hyer, Attorney in Fact

STATE OF TENNESSEE)
)
COUNTY OF Williamson)

On this 10th day of April, 2013, before me personally appeared **Kevin Hyer**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of **Julie Thwing**, and who acknowledged that such person executed the same as the free act and deed of **Julie Thwing**.
Witness my hand and official seal, this the 10 day of **April, 2013**:

Notary Public

W. AARON FORTNER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission Expires: 6.3.14

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $135,000.00.

_____
Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 10th DAY OF APRIL, 2013:

_____
Notary Public

My Commission Expires: 6.3.14

