BILL GARRETT, Davidson County
Trans:T20140081913 DEEDWARR
Recvd: 10/30/14 13:38 3 pgs
Fees:17.00 Taxes:0.00
20141030-0100223

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

CERTIFICATION # 00010989

I, Sadie Wade, Register of Deeds, hereby certify this is a true and perfect copy of Instrument Number, 08009365, Book Number, 4506, page(s), 94, recorded in this office as a DEED from 'VU THUC CONG' to 'VU THAO THI'.

Witness the Official Signature and Seal this 27th day of October 2014.

Sadie Wade, Register

Deputy Register

Lawyer's Escrow

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $250,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 29TH DAY OF FEBRUARY, 2008.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

BHANNON PHILBIN NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

My Commission Expires JULY 5, 2011

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
Thao Thi Vu	Taylor Bean & Whitaker Mortgage Corp.	64-8-A-85CO
(NAME) 5220 Blue Roan Way	(NAME) 1417 N. Magnolia Avenue	
(ADDRESS) Wesley Chapel, FL 33543	(ADDRESS) Ocala, FL 34475	
(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, WE, **Thuc Cong Vu, a single man,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Thao Thi Vu and husband, Oanh Van Nguyen,** 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. 47 on the Plant of Section Three, Merritt Downs of record in Instrument No. 20040629-0076758, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Thuc Cong Vu, a single man by deed dated November 15, 2005 from Beazer Homes Corp., a Tennessee Corporation of record in Instrument No. 20051118-0139400, said Register's Office.

unimproved ☐

This is improved ☒ property, known as **2121 Remington Park Road, Old Hickory, TN 37138**

(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 29th day of February, 2008.

Thuc Cong Vu

BK/PG:4506/94-95

08009365

DEED	
03/07/2008	08:01 AM
BATCH	119303
MTG TAX	0.00
TRN TAX	925.00
REC FEE	10.00
DP FEE	2.00
REG FEE	1.00
TOTAL	938.00

STATE of TENNESSEE, WILLIAMSON COUNTY

SADIE WADE

REGISTER OF DEEDS

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 Thuc Cong Vu, a single man, 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 29TH DAY OF FEBRUARY, 2008.

Commission expires: 7/05/2011

Shannon Philbin Notary Public



My Commission Expires JULY 5, 2011