WARRANTY DEED

KASEY KELCHNER STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY My Commission Expires 01-24-2017

State of Tennessee
County of Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $99,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th day of January, 2016

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 3325 Aspen Grove Drive, Suite 104, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Fenghui Yao Guifang Shao	New Owner	162090a06400co
221 Burlington Place (NAME) ~~5510 Country Dr., Apartment 64~~	(NAME)	
(ADDRESS) Nashville, TN 37215 ~~37211~~	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Barbara Jo Life FKA Barbara Jo Ward,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Fenghui Yao and Guifang Shao,** 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:

Being Unit No. 64, Building 9-A, on the Plan of Hickory Valley Condominiums, Phase 2, as of record in Book 4460, Page 133, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to David C. Ward and wife, Barbara Jo Ward by deed from Lula Gianikis Blake n/k/a Lula Gianikis Blake Callis and spouse, John A. Callis of record in Book 5657, Page 51 and the interest of David C. Ward a/k/a David Charles Ward was divest out of David Charles Ward and vested absolutely in Barbara Jo Ward by Final Divorce Decree recorded in Book 8541, Page 765 and under Item XVI Final Divorce Decree recorded in Book 8541, Page 765 the maiden name of Barbara Jo Life was resumed.

unimproved ☐

This is improved ☑ property, known as 5510 Country Dr., Apartment 64, 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.

BILL GARRETT, Davidson County
Trans:T20160008257 DEEDWARR
Recvd: 02/01/16 09:55 2 pgs
Fees:13.00 Taxes:366.30
20160201-0009224

Witness my/our hands this 29th day of January, 2016.

Barbara Jo Life

Barbara Jo Life

State of Tennessee
County of Williamson

Personally appeared before me Barbara Jo Life, with whom I am personally acquainted, and who acknowledged that she executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 29th day of January, 2016.

Notary Public
My Commission Expires:

File No.: 10312

KASEY KELCHNER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires 01-24-2017