WARRANTY DEED	State of Tennessee County of Davidson The actual consideration or value, whichever is greater, for this transfer is $600,000.00. Affiant Subscribed and sworn to before me, this the 28th day of June, 2017. Notary Public My commission expires: May 3, 2021 (AFFIX SEAL)

BILL GARRETT, Davidson County
Trans:T20170056890 DEEDWARR
Recvd: 07/03/17 15:18 2 pgs
Fees:13.00 Taxes:2220.00
20170703-0066992

NORA EL-CHAER NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
West Nashville Law Group
4800 Charlotte Avenue, Nashville, TN 37209

Address of New Owner(s) as follows: **William A. Kelly, Jr.** **Joy Kelly**	Send Tax Bills To: **OWNER**	Map-Parcel Numbers **Map 116-08-0 Parcel 020.00**
180 Woodmont Boulevard		
Nashville, TN 37205		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Harrison Y.N. Yang and wife, Holing Yang

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

William A. Kelly, Jr. and Joy Kelly

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. 1 on the plan of the Resubdivision of Lots 111 & 112 Manor Land Company's Second Subdivision of The Kenner Tract, of record in Plat Book 8250, Page 339, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being part of the same property conveyed to Harrison Y.N. Yang and wife, Holing Yang, by Deed dated April 25, 1985 from Patricia Kelly Jett, of record in Book 6544, Page 138, Register's Office for Davidson County, Tennessee.

The conveyance of the above described parcel of land is subject to the following: (1) The Plan of record in Plat Book 8250, Page 339, said Register's Office, shows an Owner's Certificate, and is subject to all matters as set forth therein. (2) Ingress/Egress Easement as set out in Book 9481, Page 611, said Register's Office. (3) Taxes for the current year which have been prorated and assumed by the Grantee herein and subsequent years, not yet due and payable.

This is improved (__x__) Unimproved (____) property, known as **180 Woodmont Boulevard, Nashville, TN 37205**

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 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 29 day of June, 2017.

Harrison Y.N. Yang

Harrison Y.N. Yang

HARRISON Y.N. YANG.

Holing Yang

Holing Yang

Holing Yang

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **Harrison Y.N. Yang and Holing Yang,** the within named sellers, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 29th day of June, 2017.

Notary Public

NORA EL-CHAER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: May 3, 2021