

For and in consideration of the sum of One (\$1.00) Dollar, cash in hand paid, together with other good and valuable consideration not herein mentioned, receipt of all of which is hereby acknowledged, **INTERNATIONAL LAND CONSULTANTS, INC., a Florida corporation (“Grantor”)**, has this day bargained and sold and by these presents does hereby bargain, sell, transfer, and convey unto **ALTHEA Y. SANG (“Grantee”)**, her heirs and assigns, the following described tract or parcel of land, lying and being in the **FOURTH CIVIL DISTRICT** of Van Buren County, Tennessee, bounded and described as follows:

Being Lot 762 Phase IV of Hawks Bluff, a plat of which appears at Plat Cabinet 1, page 172, Register's Office, Van Buren County, Tennessee.

Being part of the same property acquired by International Land Consultants, Inc., by virtue of a deed dated November 10, 2005, from James Tague, et al, of record in Book RB20, page 419, Register's Office, Van Buren County, Tennessee.

This conveyance and the real property described hereinabove are made subject to those certain restrictive covenants of record in Book RB21, page 297, Register's Office, Van Buren County, Tennessee; to the rights of others to and regarding prior mineral conveyances or reservations and appurtenant rights thereto; to the mineral reservations and all matters of record in the instrument of record at Deed Book 8, page 552, Register's Office, Van Buren County, Tennessee, and at Deed Book 8, page 519, said Register's Office; to all matters appearing on the plat of record in plat book 1, pages 172, et seq.; and to all easements of record.

To have and to hold the above described tract or parcel of land unto the grantee herein named, her heirs and assigns, in fee simple, forever.

Grantor covenants with the grantee herein named, her heirs and assigns, that it is lawfully seized and possessed of said land; that it has a good and lawful right to convey the same; that it is free and unencumbered, except as herein set out; and that it will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever, and it binds its successors, representatives and assigns, by the above covenants.

This instrument prepared by:
LOONEY & LOONEY, ATTYS
Crossville, Tennessee 38557

MAP 59
PARCELS 762.00

C3:b: International Land Consultants/ILC to Sang Lot 762

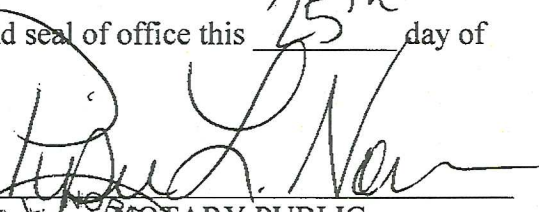
EXECUTED this 25th day of August, 2006.

INTERNATIONAL LAND CONSULTANTS,
INC.

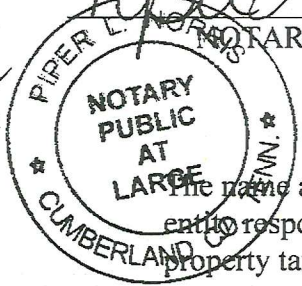
By: _____
Its: PRESIDENT

State of Tennessee)
)
County of Cumberland)

Before me, the undersigned authority, a Notary Public in and for said State and County, personally appeared **Rocco Toscano**, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be **President of International Land Consultants, Inc., a Florida corporation**, and that he as such **President**, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as such **President**.

August WITNESS my hand and seal of office this 25th day of _____, 2006.


NOTARY PUBLIC



My commission expires: 6/4/08

The name and address of the property owner is:

Althea Y. Sang
10936 SW 139 Place
Miami, FL 33186

The name and address of the person or entity responsible for payment of real property taxes is:
SAME

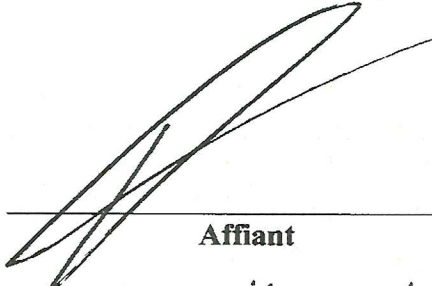
This instrument was prepared at the specific request of the parties, based solely upon information supplied by one or more of the parties to this instrument, and without examination of title or being furnished a survey. The preparer makes no representations or warranties as to the accuracy of the description or the status of the title to the property. The preparer of this instrument assumes no liability for any errors, inaccuracies, or omissions in this instrument resulting from the information provided, and the parties hereto signify their assent to this disclaimer by the execution and the acceptance of this instrument.

AFFIDAVIT OF CONSIDERATION

State of Tennessee)
)
County of Cumberland)


I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is \$ 43,400.00 which amount is equal to or greater than the amount which property transferred would command at a fair, voluntary, sale.

Tax Paid \$ 160.⁵⁸



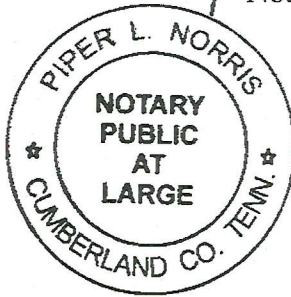
Affiant

Sworn to and subscribed before me on this 25th day of August 2006.



Notary Public

My commission expires: 6/4/08



BK/PG:RB31/373-375

06002721

3 PCS : AL - WARRANTY DEED	
LINDA BATCH: 4144	
09/19/2006 - 12:45 PM	
VALUE	43400.00
MORTGAGE TAX	0.00
TRANSFER TAX	160.58
RECORDING FEE	15.00
DP FEE	2.00
REGISTER'S FEE	1.00
TOTAL AMOUNT	178.58

STATE OF TENNESSEE, VAN BUREN COUNTY
LINDA L. SIMMONS
REGISTER OF DEEDS