WARRANTY DEED

This instrument was prepared by:
SCHULMAN, LeROY & BENNETT, P.C.
P. O. Box 2707
Nashville, Tennessee 37219

ADDRESS OF NEW OWNER(S):	SEND TAX BILLS TO:	MAP-PARCEL NO:
Yong Sop Kim and wife Chong Suk Kim 5800 Maudina Ave. Apt U5 Nashville, TN 37209	Union Planters Mtg P.O. Box 3137 Memphis, TN 3871-0137	150-03 141.00

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $81,719.00.

Affiant

Subscribed and sworn to before me this 2nd day of Aug. 1990.

Notary Public

My Commission Expires:
3/22/94

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, we YONG JOON YI and wife, HYO SUK YI, hereinafter referred to as Grantors, have bargained and sold, and by these presents do transfer and convey unto YOUNG SOP KIM and wife, CHONG SUK KIM, hereinafter referred to as Grantees, their heirs, successors 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. 235 on the Plan of The Country, Section 6-B of record in Book 5200, Page 741 and 742, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Yong Joon Yi and wife, Hyo Suk Yi by deed from David Lynn Smith and wife, Emma Jane Smith, of record in Book 7496, Page 456, Register's Office for Davidson County, Tennessee.

Subject to restrictive covenants of record in Book 6264, Page 656, Register's Office for Davidson County, Tennessee, and to restrictions, conditions and easements as shown on the Plan of record in Book 5200, page 741 and 742, said Register's Office.

For and in consideration of Ten Dollars ($10.00) cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration, a part of which is the assumption of one certain trust deed dated May 5, 1986, and filed for record May 21, 1986, in the office of the Register of Deeds of Davidson County, Tennessee, in Book 6863, Page 441, and note of even date thereby secured, in the original principal amount of $73,000.00 payable to Commerce Union Bank which debt the

grantees herein assume and agree to pay as part payment of the purchase price.

The grantees further hereby assume the obligations of Yong Joon Yi and wife, Hyo Suk Yi under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned.

This is improved property, known as 3328 Country Ridge Drive, Antioch, TN 37013

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, successors and assigns forever, and we do covenant with the said Grantees that we are seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except as above mentioned, and taxes for the year 1990 which the Grantees herein assume and agree to pay.

AND we do further covenant and bind ourselves, and our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantees, their heirs, successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands this 2nd day of April, 1990.

Yong Joon Yi
Yong Joon Yi

Hyo Suk Yi
Hyo Suk Yi

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 2nd day of April, 1990, before me personally appeared YONG JOON YI and wife, HYO SUK YI, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Witness my hand and seal, at office in Nashville TN, this 2nd day of April, 1990.

Susan Gresham
Notary Public

My Commission Expires:
3/21/94

GHP/ts/876'650.137

RUSH

IDENTIF. REFERENCE
MAR 20 3 14 PM '90
2 0 5 6 5



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

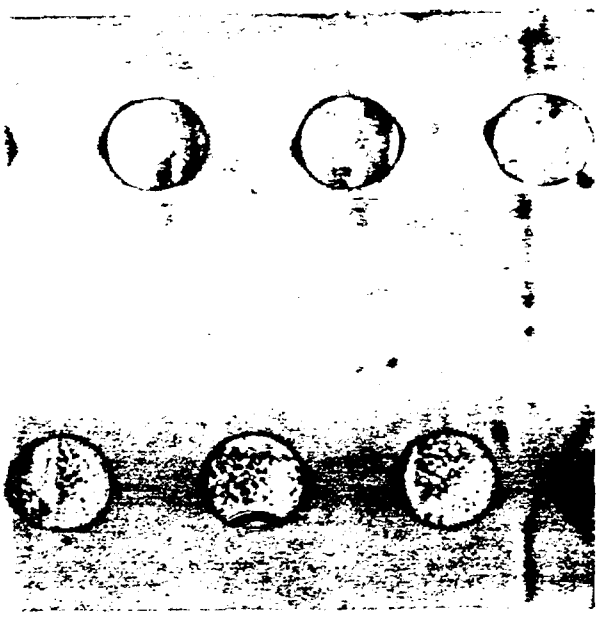
RECEIVED OF _____

FOR _____

BOOK 8092 PAGE 968

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO Tx - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO Tx - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT 81719.00	
			CON TX 269.61	
			PRFEE 1.00	
			WDEED 6.00	
			TOTAL 276.61	
			CHECK 276.61	
04/20/90	01	15:13 0001	3213	



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2 U 5 6 9

IDENTIF. REFERENCE

APR 20 3 15 PM '90

DAVIDSON COUNTY

No. 312297