THIS INSTRUMENT PREPARED BY:
Joseph Pitt
414 Union Street, Suite 1800
Nashville, TN 37219

REcord & Return To:
Chicago Title
Box 35 #293228

Instr:20000211001414l Page: 1 OF 2
REC'D FOR REC 02/11/2000 2:07:20PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $843.60

WARRANTY DEED

ADDRESS NEW OWNER'S AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
(NAME) Jung H. Lee Seung U. Lee	(NAME) SAME	(Field Book No.)
(STREET ADDRESS OR ROUTE NUMBER) 5414 Fredericksburg Way	(STREET ADDRESS)	(Map) 171-3-B
(CITY) (STATE) (ZIP) Brentwood, TN 37027	(CITY) (STATE) (ZIP)	(PARCEL) 104

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s), and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged Sara Jean Hicks and Mary L. Hicks, both unmarried,

Grantor(s) have this day bargained and sold, and do hereby transfer and convey unto Jung H. Lee and husband, Seung U. Lee

the Grantee(s) herein,their (successors), heirs and assigns, certain real estate in ~~Williamson~~ Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 18, on the Plan of Section Seven, Fredericksburg, of record in Book 9700, page 405, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Sara Jean Hicks and Mary L. Hicks, unmarried persons, by deed from Pulte Tennessee Limited Partnership, a Nevada Limited Partnership, of record in Book 11186, page 411, Register's Office of Davidson County, Tennessee.

STATE OF ~~FLORIDA~~ Tennessee
COUNTY OF ~~ST. LUCIE~~ Williamson

The actual consideration or value, whichever is greater, for this transfer is $ 228,000.00 .

Subscribed and sworn to before me this the ~~9th~~ 10th day of FEBRUARY, 2000.

~~Sara Jean Hicks~~
~~Mary L. Hicks~~
AFFIANT

Notary Public

MARILYN M. BLANKMAN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

~~I MARTIN HAUSER~~
~~MY COMM. EXP. 9/16/2000~~
~~BONDED BY SERVICE INS.~~
~~NO. CC585218~~

My commission expires: 01-07-01

(Affix Seal)

This is unimproved ( ) property, known as 5414 FREDERICKSBURG WAY, BRENTWOOD, Tennessee 37027 .
(House Number) (Street) (P.O. Address) (City of Town)
Improved (X)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth hereinafter.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 our hand this 10th day of February, 2000, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date .

Sara Jean Hicks
SARA JEAN HICKS

Mary L. Hicks
MARY L. HICKS

STATE OF TENNESSEE

COUNTY OF

BEFORE me, the undersigned, a Notary Public in and for said County and State, personally appeared _____ _____ to me known to be the person who executed the foregoing instrument in behalf of _____ and acknowledged that he/she executed the same as the free act and deed of said _____

Witness my hand, at office, this _____ day of _____, _____.

_____
Notary Public

My Commission Expires:

STATE OF ~~TENNESSEE~~ FLORIDA

COUNTY OF ST. JOHN'S

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____ Sara Jean Hicks and Mary L. Hicks _____,

the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, acknowledged that he/she/they executed the within instrument for the purposes therein.

Witness my hand and official seal, at office in ST. JOHNS COUNTY, this 6TH day of FEBRUARY, 2000 _____.

I MARTIN HAUSER
MY COMM. EXP. 9/16/2000
BONDED BY SERVICE INS.
NO. CC585218

_____
Notary Public

My Commission Expires:

ENCUMBRANCES:

1. Taxes for the year of 2000, a lien, but not yet due and payable.

2. Declaration of Covenants, Conditions and Restrictions of record in Book 8920, page 65, as amended in Book 9500, page 393, and in Book 9860, page 840, as amended in Book 10453, page 931, and in Book 10694, page 541, and By-Laws in Book 8920, page 45, as amended in Book 10694, page 539, Register's Office for Davidson County, Tennessee.

3. Subject to all matters shown on the Plan of record in Book 9700, page 405, Register's Office for Davidson County, Tennessee.

4. Easement for sanitary sewers and/or storm drainage granted to Metropolitan Government of Nashville and Davidson County, Tennessee, of record in Book 7993, page 269, Book 9607, page 431, Book 9698, page 81, and Book 9698, page 124, in said Register's Office.

5. Easement granted to the State of Tennessee of record in Book 7851, page 712, said Register's Office.

6. Easements of record in Book 7358, page 643, and in Book 10012, page 756, in said Register's Office.

7. Easements of record in Book 7358, page 643, and in Book 10012, page 756, in said Register's Office.

8. Dedication of Site Drainage Easement of record in Book 10012, page 756, in said Register's Office.

9. Stormwater Detention Agreement of record in Book 10584, page 134, in said Register's Office.

10. Subject to rights of others in and to the common areas/elements.