WARRANTY DEED

P-05-15451

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $173,900.00

Affiant

Subscribed and sworn to before me, this 12th DAY OF August, 2005.

Notary Public

MY COMMISSION EXPIRES: 2/15/09

CAROL L. BAKER NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Prestige Title, LLC
1600 Westgate Circle, Ste. 200
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Hee Jung Choi	Countrywide Home Loans	
15451 Old Hickory Blvd.	(NAME) P.O. Box 961206 FTWX-22	161-14-13
(ADDRESS) Nashville, Tennessee 37211	(ADDRESS) Fort Worth, TX 76161	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we DAVID L. KIMBROUGH AND WIFE, KIM W. KIMBROUGH, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto HEE JUNG CHOI AND WIFE, JONG KOOK PIL, hereinafter called the Grantees, their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in the 6th Civil District of said County and State, described according to a copy of a survey made August 143, 1962, by Steve Draper Surveyor, as follows:

Begining at a point in the south margin of Old Hickory Boulevard, 1133.45 feet east from the northwest corner of the Elmo Phillips Farm; thence along the margin of Old Hickory Boulevard, south 81 deg east 130 feet to a point: thence leaving said Boulevard, south 9 deg west 210.7 feet to a point; thence south 85 deg. 06 west 130.3 feet to a point; thence north 9 deg east 220 feet to the point of begining.

INCLUDED IN THE ABOVE DESCRIPTION, BUT THE EXPRESSLY EXCLUDED THEREFROM IS THAT CERTAIN PROPERTY CONVEYED TO THE STATE OF TENNESSEE IN DEED BOOK 7836, PAGE 232, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS:

Begining at the point of intersection of the existing south margin of State Route 254 and the west boundary of the Barbara Thompson property: thence with said west boundary south 12 degrees 25 minutes 00 seconds west 13.54 feet to a point: thence with the proposed south margin of said road north 77 degrees 16 minutes 59 seconds west 130.70 feet to a point; thence with the east boundary of the Richard V. Heinrich and Sandra H Heinrich property north 12 degrees 24 minutes 59 seconds east 12.86 feet, more or less to a point; thence with said existing margin easterly 132 feet, more or less to the point of begining and containing 1,726 square feet.

Being the same property conveyed to David L. Kimbrough and wife, Kim W. Kimbrough by deed from Dorothy R. Branham, unmarried, of record in Instrument No. 20041001-0118541, Register's Office for Davidson County, Tennessee.

Davidson County DEEDWARR
Recvd: 08/31/05 14:18 2 pgs
Fees:13.00 Taxes:643.43

20050831-0104455

record.

unimproved ( )
This is improved (X) property, known as 15451 Old Hickory Blvd., Nashville, Tennessee 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.

Witness my/our hand(s) this 12th day of August, 2005.

David L. Kimbrough

Kim W. Kimbrough

STATE OF TENNESSEE

COUNTY OF Davidson

I, Carol T. Baker, a Notary Public of the County and State first above written, do hereby certify that David L. Kimbrough and wife, Kim W. Kimbrough personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 12th day of August, 2005.

Notary Public

My Commission Expires: 5/24/2008

(SEAL)

SANDY MEYER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN

RETURN TO:

PRESTIGE TITLE, LLC
1600 Westgate Circle, Ste. 200
BRENTWOOD, TN 37027
615-515-6800