WARRANTY DEED

Davidson County DEEDWARR
Recvd: 11/28/06 10:04 2 pgs
Fees:13.00 Taxes:980.50
20061128-0146557

Lauren M Rickels
STATE OF TN NOTARY PUBLIC
Williamson County

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $265,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27TH DAY OF NOVEMBER, 2006.

Notary Public

MY COMMISSION EXPIRES: 1-20-09

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Riney Title & Escrow, LLC, 7003 Chadwick Drive, Ste. 227, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Alison G. Cleaves	Alison G. Cleaves	181-10A-19
(NAME)	(NAME)	
108 Autumn Oaks Court	108 Autumn Oaks Court	
(ADDRESS)	(ADDRESS)	
Brentwood, TN 37027	Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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

Rachel Kim and husband Hae K. Kim,

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

Alison G Cleaves and husband, Robert G. Cleaves,

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 Number 19, on the Plan of Section One, Autumn Oaks of record in Plat Book 9700, Page 913 and 914, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Rachel Kim by Warranty Deed from Continental Development and Construction, Inc. dated October 12, 2001 of record in Instrument No. 20011016-0112615 Register's Office for Davidson County, Tennessee.

Hae K. Kim, spouse of Rachel Kim, hereby joins in this conveyance in order to convey any and all right, title and interest he may have in the above referenced property, including but not limited to marital rights.

This property is conveyed subject to: (1) Taxes which have been prorated and assumed by the Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 108 Autumn Oaks Court, Brentwood, TN 37027

(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 hand this 27th day of November, 2006.

X Rachel Kim
Rachel Kim

Hae K. Kim
Hae K. Kim

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

I hereby certify that on this 27th day of November, 2006, before me, a Notary Public in and for the State and County aforesaid, personally appeared Rachel Kim and husband Hae K. Kim, known to me or satisfactorily proven to be the person(s) whose name(s) are subscribed to the within instrument and acknowledge that they executed the same for the purpose therein contained. Witness my hand and official seal at Brentwood, Tennessee this 27th day of November, 2006.

Commission expires:

1-20-09

Lauren M Rickels

Notary Public

