Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
6125 Robin Hill Road Nashville, TN 37205	Map 91-15 Parcel 36.00	Same

This instrument prepared by: Boult, Cummings, Conners & Berry, PLC
1600 Division Street, Suite 700, P.O. Box 340025, Nashville, TN 37203

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, 5301 CHARLOTTE AVENUE CORP., a Tennessee corporation, (the "Grantor"), has bargained and sold, and by these presents does transfer and convey to SERIM HUH and wife SOYOUN P. HUH (collectively, the "Grantee"), Grantee's successors and assigns, certain land in Davidson County, State of Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by this reference (the "Property").

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

1. All matters as shown on the Plat of a Subdivision of Preston Loveless Property of record in Plat Book 5800 page 224 and as amended in Plat Book 6200, page 31, in the Register's Office for Davidson County, Tennessee.

This is improved property located in Davidson County, Nashville, Tennessee.

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title, and interest thereto belonging to the Grantee, Grantee's successors and assigns, forever.

Grantor covenants with the Grantee that Grantor is lawfully seized and possessed of the Property in fee simple; that Grantor has a good right to convey the Property, and that the Property is unencumbered except as set forth hereinabove.

Grantor further covenants and binds itself, its successors and assigns to warrant and forever defend the title to the Property to the said Grantee, Grantee's successors and assigns, against the lawful claims of all persons whomsoever, except that no warranty is made as to the amount of acreage in the Property.

Davidson County DEEDWARR
Recvd: 12/21/06 16:05 3 pgs
Fees:18.00 Taxes:1295.00

20061221-0157831

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $350,000.

Affiant

Subscribed and sworn to before me this 20th day of December, 2006.

Notary Public

My Commission Expires:

SUE ARNETT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires SEPT 25 2010

IN WITNESS WHEREOF, the Grantor has executed this Deed this 20 day of December, 2006.

5301 CHARLOTTE AVENUE CORP., a Tennessee corporation

By: Claire Mullally

Title: Pres.

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a Notary Public within and for said State and County, duly commissioned and qualified, Claire Mullally, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be the President of 5301 Charlotte Avenue Corp., a corporation, the within named bargainor, and that she as such President, being authorized to do so, executed the foregoing instrument, for the purposes therein contained by signing the name of the corporation by herself as such officer.

Witness my hand seal at office this 20 day of December, 2006.

Notary Public

My Commission Expires: 9-25-2010

SUE ARNETT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires SEPT 25, 2010

EXHIBIT A

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 2 ON THE RESUBDIVISION OF THE PRESTON LOVELESS PROPERTY AS OF RECORD IN BOOK 6200, PAGE 31, SAID REGISTER'S OFFICE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO 5301 CHARLOTTE AVENUE CORP., A TENNESSEE CORPORATION BY WARRANTY DEED FROM LEE MCWRIGHT AND BOBBIE MCWRIGHT OF RECORD IN INSTRUMENT# 20050617-0069669, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.