PREPARED BY (AND RETURN TO):

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Davidson County DEEDWARR
Recvd: 06/29/07 10:07 2 pgs
Fees:13.00 Taxes:821.40
20070629-0077724

W & I Ref:(dm) Title No: 48735
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
J. Christopher Simpson Carolyn Simpson 4792 Fairville Court Marietta, GA 30062	SAME

TAX MAP-PARCEL NUMBERS: 128120A09900CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$222,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Byung-Hyun Rhee and spouse, Kay Kyunghee Rhee**, hereinafter called the **Grantor**, have bargained and sold, and by these presents do hereby transfer and convey unto **J. Christopher Simpson and spouse, Carolyn Simpson** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A Condominium Apartment in Davidson County, Tennessee, Being Unit No. 99 Building 21 of Eagle Ridge at the Reserve, Section 4, Phase 1B horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Exhibit A to the Master Deed of record in Instrument No. 20011011-0110875 and amended in Instrument No. 20030108-0003691, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the condominium.

Being the same property conveyed to Hyun Rhee and wife, Kyunghee Rhee by deed from Eagle Ridge at the Reserve, LLC, a Tennessee Limited Liability Company of record in Doc. No. 20030801-0109656, Register's Office for Davidson County, Tennessee.

Byung-Hyun Rhee and Hyun Rhee being one and the same person.
Kay Kyunghee Rhee and Kyunghee Rhee being one and the same person.

Description Reference: Described from information contained in recorded condominium documents.

This conveyance is subject to: Taxes for 2007, and subsequent years; The Plan, with Owner's Certificate, of record in Exhibit "A" of the Master Deed and By Laws of record in Instrument No. 20011011-0110875 and amended in Instrument No. 20030108-0003691, said Register's Office, which Plan shows minimum building set back lines and easements and to which Plan reference is hereby made for a more complete description.: The provisions of the condominium Master Deed of record in Instrument No. 20011011-0110875 said Register's Office, which submits said property to a Horizontal Property Regime pursuant to the provisions of the Tennessee Horizontal Property Act and sets forth restrictions, assessments, liens and other matters.

This is improved property, known as: 320 Old Hickory Boulevard, #2103, Nashville, Tennessee 37221

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 27th day of June, 2007.

Byung-Hyun Rhee

Kay Kyunghee Rhee

State of TENNESSEE
County of DAVIDSON

On this 27th day of June, 2007 , before me the undersigned authority, personally appeared Byung-Hyun Rhee and Kay Kyunghee Rhee , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

CHRISTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: My Commission Expires May 2, 2011

Notary

State of TENNESSEE
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $222,000.00

Affiant

Sworn and subscribed before me this the 27th day of June, 2007

Notary Public

My Commission Expires: 3-20-2010

DEBORAH H. BERRIE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.