Davidson County DEEDWARR
Recvd: 12/18/07 10:20 2 pgs
Fees:13.00 Taxes:962.00
20071218-0145072

THIS INSTRUMENT PREPARED BY:
The Title Shop, LLC
1612 Westgate Circle, Suite 213
Brentwood, Tennessee 37027
Office: 615.324.0423

FROM: Walfe A. Graven and Edwin P. Graven, Grantors
TO: Chi K. Woo, Grantee and wife, Myo Hong Min

WARRANTY DEED

Address New Owner:	Send Tax Bills to:	Map/Parcel
Numbers Chi K. Woo 7329 Sugarloaf Drive Antioch, TN 37013	Just Mortgage, Inc. ~~Same as Owner~~ XXXXXXXXXX 708 Corporate Center Dr. Pomona, CA 91768	181-01-0B- 178.00 CO

STATE OF TENNESSEE)
)
COUNTY OF WILLIAMSON)

I hereby swear or affirm that the actual consideration or value, whichever is greater, for the ~~transfer~~ is $260,000.00.

Nicole Jeanette
Affiant

Subscribed and sworn to before me this the 17th day of December, 2007.

My commission expires: 1-24-09

Patricia Nicholls
NOTARY PUBLIC

PATRICIA NICHOLLS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby acknowledged, We, **Walfe A. Graven and husband, Edwin P. Graven**, hereinafter called the Grantors have bargained and sold, and by these presents do hereby convey, transfer, remise, release and relinquish unto **Chi K. Woo**, a married man hereinafter called the Grantees, Grantees' heirs and assigns, all of Grantors' right, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Being Lot No. 124 on the Plan of Sugar Valley, Section Three, as of record in Instrument No. 20050629-0074915, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to Walfe A. Graven and husband, Edwin P. Graven by warranty deed, recorded May 9, 2006 in Instrument No. 20060509-0053966, Register's Office for Davidson County, Tennessee.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, set back lines, declarations, rights-of-way and easements of record, (4) building restrictions, and (5) other matters of public record.

County and/or City taxes for the year 2007, a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the Grantor paying his prorata share thereof to Grantees who will be responsible for payment of said taxes.

The above-described property is improved property known as: 7329 Sugarloaf Drive, Antioch, Tennessee 37013.

TO HAVE AND TO HOLD the aforesaid tract or parcel of land, together with all appurtenances, estate, title, hereditaments and interest thereunto belonging to said Grantees, their heirs, successors and assigns in fee simple forever.

Grantors covenant that Grantors are lawfully seized and possessed of said land in fee simple; have full power and lawful authority to sell and convey the same; that the title thereto is free, clear and unencumbered except as aforesaid; and, Grantors further covenant and bind ourselves, our heirs and representatives to forever warrant and 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 grades.

IN WITNESS WHEREOF, Grantors have caused this instrument to be executed on this 17th day of December, 2007.

"GRANTORS"

Walfe A. Graven

Edwin P. Graven

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Before me, the undersigned, a Notary Public in and for State and County aforesaid, personally appeared, the within named Walfe A. Graven and Edwin P. Graven, the bargainors with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Brentwood, Tennessee this 17th day of December, 2007.

My commission expires: June 12, 2011

Notary Public

{Seal}

