Davidson County DEEDWARR
Recvd: 03/19/08 13:55 2 pgs
Fees:13.00 Taxes:2775.00
20080319-0027800

[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.]
Jeong Gyu Kim and wife, Gwang Hui Choi	New Owner	Map 163
230 Crossings Place		Parcel 387.00
Antioch, TN 37013		

This instrument prepared by: Joseph V. Ferrelli, Attorney, 102 Woodmont Boulevard, Suite 231, Nashville, Tennessee 37205.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **Christopher W. Chung and wife, Hyun H. Chung** (The "Grantors") have bargained and sold, and by these presents do transfer and convey unto **Jeong Gyu Kim and wife, Gwang Hui Choi,** (The "Grantees"), their heirs and assigns 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 2, RESUBDIVISION OF LOT 2 OF THE RESUBDIVISION OF LOTS 2 & 3, SECTION ONE, THE CROSSING AT HICKORY HOLLOW, as shown on plat of record in Instrument No. 20020813-0098014, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Christopher W. Chung and wife, Hyun H. Chung by Special Warranty Deed from Hickory Hollow Associates, a Tennessee general partnership composed of Cousins Real Estate Corporation and American General Realty Investment Corporation, recorded on the 3rd day of November, 1998 in Book 11186, Page 129, in the Register's Office of Davidson County, Tennessee.

This description is the same as was used in the last deed of record.

This conveyance is subject to the following:

1. City and county taxes for the year 2008 and subsequent years.
2. Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of RESUBDIVISION OF LOT 2 OF THE RESUBDIVISION OF LOTS 2 AND 3, SECTION ONE, THE CROSSING AT HICKORY HOLLOW, as recorded in Plat Book 7900, Page(s) 766 and Instrument No. 20020813-0098014.
3. Covenants, Conditions and Restrictions as set forth in Declaration of Covenants, Conditions and Restrictions recorded in Book 9296, Page 761, amended in Book 9808, Page 104 and Book 9808, Page 118.
4. Deeds of Conveyance to Metro for water and/or sewer distribution system of record in Book 5204, Page 63, Book 5206, Page 686, Book 5369, Page 346, Book 5387, Page 847, Book 5387, Page 852, Book 5387, Page 857, Book 5387, Page 872, Book 5387, Page 877, Book 5387, Page 882, Book 5387, Page 887, Book 5387, Page 892, Book 7306, Page 135, Book 9988, Page 861 and Book 9988, Page 865.
5. Covenants, Conditions and Restrictions as set forth in Restrictions recorded in Book 5125, Page 769, as amended in Book 5189, Page 947, Book 5337, Page 933, Book 5441, Page 968, Book 5792, Page 491, Book 5951, Page 26, Book 6011, Page 163, Book 6095, Page 948 and Book 6321, Page 311.
6. Easements given to Metropolitan Government of Nashville and Davidson County through the Electric Power Board recorded in Book 6025, Page 813.
7. Easement(s) to Metro of record in Book 7389, page 165.
8. Easement(s) to American Telephone and Telegraph Company of record in Book 1207, Page 532.
9. Utility Easement(s) retained in ordinance #92-170 as to that portion of subject Lot within right of way of Mt. View Parkway.

This is improved property commonly known as 230 Crossings Place, Antioch, Tennessee 37013.

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater for this transfer is $750,000.00.

Affiant

Subscribed and sworn to before me this 19TH day of MARCH, 200 8.

Notary Public

My Commission Expires:_____

JOSEPH V. FERRELLI NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE EXPIRES 07/19/08

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, their heirs and assigns, forever.

And Grantors do covenant with the said Grantees that the Grantors are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 19TH day of MARCH, 2008.

CHRISTOPHER W. CHUNG

HYUN H. CHUNG

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned a Notary Public, in and for the State and County aforesaid, personally appeared Christopher W. Chung and Hyun H. Chung with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 19TH day of MARCH, 2008.

Notary Public

JOSEPH V. FERRELLI NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE EXPIRES 07/19/08

My Commission Expires: _____