Return to:

Elite Title Company
109 West Park Drive
Suite 350
Brentwood, TN 37027

WARRANTY DEED

STATE OF Tennessee
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $309,000.00

Carol A. Clawson
Affiant

Subscribed and sworn to before me, this 28th DAY OF March, 2008.

Notary Public

MY COMMISSION EXPIRES: 10.16.11
(AFFIX SEAL)

LAURA M. PERRY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

P-TOC-08-0605

THIS INSTRUMENT WAS PREPARED BY
Homeland Title, LLC
1896 General George Patton Dr., Ste. 200
Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Steve Taliaferro	Regions Bank DBA Regions Mtg (NAME)	
605 Logwood Briar Circle PH (ADDRESS)	2050 Pkwy Oaks Cr. (ADDRESS)	
Brentwood Tn. 37027 (CITY) (STATE) (ZIP)	Birmingham, Al 35244 (CITY) (STATE) (ZIP)	172-13A-090.00CO

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we HO KYUN YI, AN UNMARRIED MAN, AND HO WON YI, AN UNMARRIED MAN, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto STEVE TALIAFERRO AND HEATHER TALIAFERRO, HUSBAND AND WIFE,, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 50 on the Plan of Section Two, Williams Grove, of record in Plat Book 9700, Pages 902-906 Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Ho Kyun Yi, an unmarried man, Ho Won Yi, an unmarried man, and Sang K. Yi, a married woman by deed from Pulte Homes Tennessee, Limited Partnership of record in Instrument 200102130013777 on 02/08/2001 and filed for record on 02/13/2001, Register's Office for said County.
Being the same property conveyed to Ho Kyun Yi, an unmarried man, and Ho Won Yi, an unmarried man, as Tenants-in-Common with right of survivorship by deed from Ho Kyun Yi, an unmarried man, Ho Won Yi, an unmarried man, Sang K. Yi, a married woman, and Michael J. Philbin, Trustee of record in Instrument 200604030037604 on 03/11/2006 and filed for record on 04/03/2006, Register's Office for said County.

unimproved ( )
This is improved (X) property, known as 605 Logwood Briar Circle, Brentwood, Tennessee 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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this 28th day of March, 2008.

Ho K. Yi
Ho Kyun Yi

Ho Won Yi
Ho Won Yi

Davidson County DEEDWARR
Recvd: 04/04/08 09:57 2 pgs
Fees:13.00 Taxes:1143.30

20080404-0034173

STATE OF Tennessee
COUNTY OF DAVIDSON

On this the 28th day of March, 2008, before me personally appeared Ho Kyun Yi, an unmarried man, and Ho Won Yi, an unmarried man to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 28th day of March, 2008.

Notary Public

My Commission Expires: 10.16.11

(SEAL)



RETURN TO:
Homeland Title, LLC
1896 General George Patton I
Franklin, TN 37067
Phone: (615)599-9959