Davidson County DEEDWARR
Recvd: 06/17/08 10:31 2 pgs
Fees:13.00 Taxes:686.35

20080617-0062228

WARRANTY DEED

P-08-8318

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $185,500.00

Affiant

Subscribed and sworn to before me, this 6th DAY OF June, 2008.

Notary Public

MY COMMISSION EXPIRES: 7-19-08

(AFFIX SEAL)

RYAN A. RAFOTH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY

Prestige Title, LLC
1600 Westgate Circle, Ste. 200
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP, PARCEL NUMBERS
Kuikwon K. Kim	Franklin American Mortgage (NAME)	
8318 Oak Knoll Drive	501 Corporate Centre Dr	181-14-0A-013.00 CO
(ADDRESS)	(ADDRESS)	
Brentwood, Tennessee 37027	Ste 400 Franklin, TN 37067	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we GARY L. TAYLOR AND WIFE MYKALYNNE TAYLOR, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto KUIKWON K. KIM AND INSEOP KIM,** _____, hereinafter called the Grantees, their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

A certain condominium located in Davidson County, Tennessee, being Lot No. 13 of The Villas at Concord Place, Phase 1, a Condominium Development established pursuant to the provision of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq. of the Tennessee Code Annotated, under the Master Deed establishing of record in Instrument Number 20050922-0114218, in the Register's Office for Davidson County, Tennessee, and subject to the provisions and requirements thereof, and the By-Laws for the administration thereof, and all easements, rights, and interest in favor of other unit owners, and all sewer, water, electrical, telephone, and other utility easements now or hereafter established over, through, or upon the land embracing the reigme and buildings thererof; said Unit being depicted on Exhibit "1-A" to said Master Deed, and being a part of Lot 2 on the Plat of record in Instrument No. 20060119-0007172, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Gary L. Taylor and wife, Mykalynne Taylor by Warranty Deed from Centex Homes, a Nevada General Partnership of record as Instrument No. 20060630-0078682, in the Register's Office for Davidson County, Tennessee, dated June 27, 2006.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

** as joint tenants with right of survivorship

unimproved ( )
This is improved (X) property, known as 8318 Oak Knoll Drive, Brentwood, Tennessee 37027
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

WINDMILL TITLE, LLC
7103 BAKERS BRIDGE AVE., STE 103
BRENTWOOD, TN 37027
PHONE: 615-613-0483

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 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 genders.

Witness my/our hand(s) this 6th day of June, 2008.

Gary L. Taylor

Mykalynne Taylor

State of Tennessee

County of Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Gary L. Taylor and wife Mykalynne Taylor the bargainor(s) with whom I am personally aquainted or proved to me on the basis of satisfactory evidence and who acknowledged that he/she executed the within named instrument for the purposes therein contained.

Witness my hand and official seal, this the 6th day of June 2008.

Notary Public

My commission Expires: 5/8/2012

ROBYN DUBRAY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

RETURN TO:

PRESTIGE TITLE, LLC
1600 Westgate Circle, Ste. 200
BRENTWOOD, TN 37027
615-515-6800