Davidson County DEEDWARR
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Fees:13.00 Taxes:1387.50

20081030-0108488

WARRANTY DEED

STATE OF Tennessee
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $375,000.00

Affiant

Subscribed and sworn to before me, this 29th DAY OF October, 2008.

Notary Public

MY COMMISSION EXPIRES: My Commission Expires April 17, 2010
(AFFIX SEAL)

JAMES ALEXANDER STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY

P-KW-08-0117

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
Frank W. Blair IV	NEW OWNER (NAME)	
117 Clydelan Ct. (ADDRESS)	(ADDRESS)	
Nashville, TN 37205 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	130-09-077.00

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 JAE H. CHO AND WIFE, EUN W. CHO, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto FRANK W. BLAIR IV AND WIFE, LAUREN G. BLAIR, 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. 2 on the Plan of Warner Court, Section II, of record in Book 2330, Page 124, Register's Office for Davidson County, Tennessee.

Said Lot No. 2 which is a corner lot, fronts 116.0 feet on the southerly margin of Clydelan Court and fronts 116.0 feet on the westerly margin of Maybelle Lane, said frontages being joined by a curve having a length of 39.3 feet and extends back 141.0 feet on the southerly line and 140.7 feet on the westerly line to a point of intersection.

Being the same property conveyed to Jae H. Cho and wife, Eun W. Cho by deed from Hewitt Relocation Services, Inc. of record in Instrument 200509120109575 on 03/08/2005 and filed for record on 09/12/2005, Register's Office for DAVIDSON County.

unimproved ( )
This is improved (X) property, known as 117 Clydelan Court, Nashville, Tennessee 37205
(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 29th day of October, 2008.

Jae H. Cho

Eun W Cho by

Eun W. Cho

Her attorney in fact.

Notary Seal present,
but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds

STATE OF Tennessee
COUNTY OF DAVIDSON

On this the 29th day of October, 2008, before me personally appeared Jae H. Cho 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 29th day of October, 2008.

Notary Public

My Commission Expires: 10.16.11

(SEAL)

STATE OF Tennessee
COUNTY OF DAVIDSON

On this the 29th day of October, 2008, before me personally appeared Jae H. Cho to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Eun W. Cho and who acknowledged he/she/they executed the same as the free act and deed of the said Eun W. Cho.

Witness my hand and official seal, this the 29th day of October, 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

Notary Seal present,
but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds