BILL GARRETT, Davidson County
Trans:T20100019750 DEEDWARR
Recvd: 04/06/10 08:17 2 pgs
Fees:13.00 Taxes:591.63
20100406-0025382

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$159,900.00.**

Affiant

Subscribed and sworn to before me, this the 31st day of March, 2010.

Notary Public

My commission expires: 2-26-2011

(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Gregory S. Perrone, PC, Attorney at Law
109 Westpark Drive, Ste. 330 , Brentwood, TN 37027

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Hong K. Yang	**Franklin American Mortgage**	**173-150-A-03700CO**
1237 Bending Creek Drive	**501 Corporate Centre Drive, Ste 400**	
Cane Ridge, TN 37013	**Franklin, TN 37067**	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Maribel Grajeda, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Hong K. Yang and wife, Young M. Yang

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A 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. 37 on the plan of Mill Run, Phase 1, of record in Plat Book 11700, Pages 27 and 28, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Maribel Grajeda, unmarried by deed from NVR, Inc., a Virginia Corporation, Trading as Fox Ridge Homes of record in Instrument No.20010503-0045410, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for 2010 and subsequent years, easements, and restrictions of record.

This is improved (__X__) Unimproved (____) property, known as **1237 Bending Creek Drive, Cane Ridge, TN 37013**

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, his heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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, his 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 31st day of March, 2010.

Maribel Grajeda

Maribel Grajeda

STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned, a Notary Public of said County and State, personally appeared **Maribel Grajeda, unmarried**, the bargainor(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **31st** day of **March, 2010.**

E Prophet

Notary Public



My Commission Expires: 11/7/2011