THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **3817 Bedford Avenue** **Suite 140** **Nashville, Tennessee 37215** **CRT File No. 10111680**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $128,000.00. Affiant Subscribed and sworn to before me, this 15th day of December, 2010. Notary Public My Commission Expires: 01/07/2013

BILL GARRETT, Davidson County
Trans:T20100080267 DEEDWARR
Recvd: 12/21/10 13:49 2 pgs
Fees:13.00 Taxes:473.60
20101221-0101472

DANA DELINICH NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

WARRANTY DEED

Address New Owner: Young Shin Kim 427 Summit Ridge Place Nashville TN 37215	Send Tax Bills To: F+M Bank 50 Franklin Street Clarksville, TN 37040	Tax Information: Tax Parcel ID No. 131-5-B- 427.00 CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **William L. Underhill and wife, Sandra G. Underhill,** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Young Shin Kim,*** ("Grantees"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows: * a single person

Land in Davidson County, Tennessee, being Unit 427, FOUR SEASONS CONDOMINIUM, as established under Master Deed of record in Book 6841, Page 349, amended in Book 6847, Page 122, in the Register's Office, Davidson County, Tennessee, to which master deed reference is hereby made for a more particular description of said unit.

Being the same property conveyed to William L. Underhill and wife, Sandra G. Underhill by Warranty Deed from Phillip Rutterer, unmarried, recorded on the 18th day of June, 2008 in Instrument No. 20080618-0062945, in the Register's Office of Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below:

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of CLARK GOWER PROPERTY, as recorded in Plat Book 5050, Page 30.

Charter of Homeowners Association recorded in Book 6855, Page 917 and Book 8176, Page 697.

Conditions, covenants, reservations, requirements, restrictions, options, burdens, agreements, undertakings, assessments and other provisions contained in or incorporated by reference into the Master Deed establishing FOUR SEASONS CONDOMINIUM of record in Book 6841, Page 349, as amended by instrument(s) of record in Book 6847, Page 122; also subject to easements, rights and interests 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 regime and building thereon.

Easement for Ingress/Egress, recorded in Book 6869, Page 157, Book 6869, Page 162, Book 6870, Page 966 and Book 7776, Page 899.

Easement for Utility Lines, recorded in Instrument No. 20010912-0099679.

Easement for Ingress/Egress, recorded in Book 5158, Page 230.

Agreement recorded in Book 5158, Page 852 and Book 4821, Page 20.

Engineering Report recorded in Book 6847, Page 125.

This is improved property located at 427 Summit Ridge Place, Nashville TN 37215

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 15th day of December, 2010.

William L. Underhill
by Will Chapman, Attorney-in-Fact
William L. Underhill
By Will Chapman, Attorney-in-Fact

Sandra G. Underhill
by Will Chapman, Attorney-in-Fact
Sandra G. Underhill
By Will Chapman, Attorney-in-Fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Will Chapman, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Attorney-in-fact for William L. Underhill and Sandra G. Underhill, of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 15th day of December, 2010.

Notary Public
My Commission Expires: _____

EMBER DUNN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires September 9, 2014