ADDRESS OF NEW OWNER &
SEND TAX BILLS TO:
JOHN NOVAK AND WIFE
JODY L. NOVAK
1133 Steinman St.
Dixon, IL. 61021

THIS INSTRUMENT WAS PREPARED BY:
KELLY & SMITH
121/125 PUBLIC SQUARE
GALLATIN, TENNESSEE 37066

MAP AND PARCEL 064-09-0090.00

BILL GARRETT, Davidson County
Trans:T20110031328 DEEDWARR
Recvd: 05/26/11 08:25 3 pgs
Fees:18.00 Taxes:370.00
20110526-0040239

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED THOUSAND AND NO/100 ($100,000.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, WE, **JI-HOON LEE AND WIFE, HA-YAN JUNG**, have this day bargained and sold and by these presents do hereby transfer and convey unto **JOHN NOVAK AND WIFE, JODY L. NOVAK**, as tenants by the entirety, their heirs and assigns, the following described lots or parcels of land situated in Davidson County, Tennessee,, as follows:

Land in Davidson County, Tennessee, being Lots Nos. 9 and 10, Block "D" on the Plan of Hadley's Bend City of record in Plat Book 421, page 120, said Register's Office, to which reference is hereby made for a more complete description. Also described as Tract 5 on the boundary survey of Jim Stevens Realty & Auction Associates dated September 27, 2004, Rev. 10/21/04, 11/17/04 and 11/18/04 by J. Bruce Rainey, Surveyor, Tenn. Reg. No. 823.

Being the same property conveyed to Ji-Hoon Lee and wife, Ha-Yan Jung by deed from Lamont Jordan dated April 21, 2006 and of record in Instrument No. 20060714-0085163, Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the above described lots or parcels of land, together with all the improvements thereon and the appurtenances thereunto belonging, unto the said GRANTEES, their heirs and assigns, in fee simple forever.

WE COVENANT with the said GRANTEES that we are lawfully seized and possessed of the above-described lots or parcels of land, that we have a good right to convey same, and that the same is unencumbered, EXCEPT for 2011 real estate taxes, applicable zoning and building regulations and permits and all visible easements.

WE FURTHER COVENANT with the said GRANTEES and bind ourselves, our heirs and legal representatives, to warrant and forever defend the title to said lots or parcels of land, unto the said GRANTEES, their heirs and assigns, against all lawful claims of all persons whomsoever.

WITNESS our hands this the 10th day of May, 2011.

JI-HOON LEE

HA-YAN JUNG

STATE OF TENNESSEE

COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **JI-HOON LEE AND WIFE, HA-YAN JUNG**, the bargainors, 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 and official seal on this the 10th day of May, 2011.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 6-19-12

VICKI GRANTHAM
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Comm. Exp. 6-19-2012

OATH

STATE OF TENNESSEE

COUNTY OF SUMNER

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is **$100,000.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Sandra L. Ketchum / Agent
AFFIANT

SUBSCRIBED and sworn to before me, this the 10th day of May, 2011.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 6-19-12

VICKI GRANTHAM
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Comm. Exp. 6-19-2012