BILL GARRETT, Davidson County
Trans:T20110060586 DEEDWARR
Recvd: 09/29/11 10:49 2 pgs
Fees:13.00 Taxes:1213.60
20110929-0075479

This Instrument Prepared By:
Brentwood Title & Escrow, LLC.
320 Seven Springs Way, Suite 150
Brentwood, TN 37027
BW11696

Send Tax Bills To:
David and Constance Baker
238 Burlington Place
Nashville, TN 37215

New Owner is:
David A. Baker
4014 Vailwood
Nashville, TN 37215

MAP: 117-13-0

PARCEL: 050.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Jung H. Lee and wife, Soo Y. Kim**, hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **David A. Baker and wife, Constance M. Baker** , hereinafter referred to as Grantee, its heirs and assigns, certain tracts or parcels of land in **Davidson** County, State of Tennessee, more particularly described as follows, to-wit:

Improve Property Known As: **4014 Vailwood, Nashville, TN 37215**

A certain tract or parcel of land located in DavidsonCounty, Tennessee, described as follows to-wit:

Land in Davidson County, Tennessee, being Lot Number 11 on the Map of Wallace Subdivision, Part Three, of record in Book 1130, page 82, Register's Office for said County.

Said Lot Number 11 fronts 97.6 feet on the easterly side of Vailwood Drive and runs back 201 feet on the northerly line and 202.5 feet on the southerly line, to dead line on which it measures 100 feet.

Being the same property conveyed to Soo Y. Kim, married, by Warranty Deed from Bonnie D. Beasley, unmarried, dated 04/25/2011 and recorded 04/27/2011 in Instrument Number 20110427-0032222, Register's Office for Davidson County, Tennessee.

S. Y. K, JH L
Sellers Initials

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said tracts and parcels of land in fee simple, and have a good right to convey same and that same is unencumbered, except for the taxes for the current year and which have been prorated

and assumed by the Grantee.

The Grantor does further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to the said tracts or parcels of land to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 26th day of September, 2011.

GRANTOR(S):

JUNG H. LEE

SOO Y. KIM

ACKNOWLEDGEMENT

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared **Jung H. Lee and Soo Y. Kim**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal on this the 26th day of September, 2011.

MARGARET R. MEANS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Margaret R. Means
NOTARY PUBLIC
STATE OF TENNESSEE
My Commission Expires
November 4, 2013

NOTARY PUBLIC
My Commission Expires:

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is **$328,000.00**.

AFFIANT

SWORN TO and subscribed before me this 26th day of September, 2011.

NOTARY PUBLIC
My commission expires:

MARGARET R. MEANS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Margaret R. Means
NOTARY PUBLIC
STATE OF TENNESSEE
My Commission Expires
November 4, 2013