WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140078227 DEEDWARR
Recvd: 10/16/14 16:22 2 pgs
Fees:13.00 Taxes:5920.00
20141016-0095786

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$1,600,000.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 16TH DAY OF OCTOBER, 2014.

Notary Public

MY COMMISSION EXPIRES: 11/6/2017

(AFFIX SEAL)

LINDA TURNER RAY NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Robert L. Scruggs, Attorney
2525 21st Avenue South, 2nd Floor
Nashville, TN 37212

BOX 44

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Sun	**Same As New Owner**	**Map 132-10**
(NAME) **899 Curtiswood Lane**	(NAME)	**Parcel 56.00**
(ADDRESS) **Nashville, TN 37204**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **FIRST TENNESSEE BANK NATIONAL ASSOCIATION** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JAMES SUN AND CHON H. KIM, HUSBAND AND WIFE,** 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. 1 on the Plan of Dorland Subdivision, of record in Plat Book 3842, page 8, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description thereof.

Being the same property conveyed to First Tennessee Bank National Association by Successor Trustee's Deed from Gordon D. Foster, Successor Trustee, filed for record on March 4, 2011 in Instrument No. 20110304-0017341, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all conditions, easements; and all other matters of record in the Register's Office for Davidson County, Tennessee, including but not limited to: (a) 2014 real property taxes have been paid, prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 3842, page 8, said Register's Office; and (c) Restrictive covenants contained in Book 1512, page 141, said Register's Office.

unimproved ☐

This is improved ☒ property, known as **899 Curtiswood Lane, Nashville, TN 37204**

(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 GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 GRANTEES, 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 hand this 16th day of October, 2014.

First Tennessee Bank National Association

By: _____

Jeanna McWilliams, Vice President Senior Rehab Officer

ACKNOWLEDGMENT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a notary public in and for said County and State, personally appeared, **Jeanna McWilliams**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be **Vice President Senior Rehab Officer of First Tennessee Bank National Association**, a national banking association, and that as such Vice President Senior Rehab Officer being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the Company by herself as Vice President Senior Rehab Officer.

Witness my hand and official seal at Nashville, Tennessee this 16th day of October, 2014.

Commission expires:

ROBERT L. SCRUGGS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 8, 2017

_____
Notary Public