BILL GARRETT, Davidson County
Trans:T20150019612 DEEDWARR
Recvd: 03/18/15 09:57 2 pgs
Fees:13.00 Taxes:491.73
20150318-0023178

RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5200 Maryland Way
Suite 202
Brentwood, Tennessee 37027
File No.: TN155530

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $132,900.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th day of March, 2015

NOTARY PUBLIC

My commission expires: 8/18/18

JANE GRAZER STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 5200 Maryland Way, Suite 202, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Koe Reh 4700 Humber Drive, H6 Nashville, TN 37211	Same address as new owner	162-10-0-096.00

FOR AND IN CONSIDERATION of the sum of One Hundred Thirty Two Thousand Nine Hundred and 00/100 Dollars ($132,900.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **PHENPHANH KHENESISANA (ERRONEOUSLY MIS-SPELLED AS PHENPHANH KHENESIANA), UNMARRIED,** hereinafter called the Grantor, has bargained and sold and by these presents do hereby transfer and convey unto, **KOE REH, A MARRIED MAN,** hereinafter called the Grantee, his heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot Number 96 on the plan of Brook-View-Estates, Section 2, of record in Book 4460, Page 163, in the Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Thongseun Khenesisana and Phenphanh Khenesisana, husband and wife, by Warranty Deed dated January 31, 1984 and recorded February 7, 1984, of record in Book 6227, Page 574, in the Register's Office of Davidson County, Tennessee; and THEREAFTER being the same property conveyed to Phenphanh Khenesiana, by Quitclaim Deed dated March 13, 1998 and recorded June 2, 1998, of record in Book 10958, Page 231, in the Register's Office of Davidson County, Tennessee.

The address of the herein described property is believed to be 625 Sue Drive, Antioch, TN 37013, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

This conveyance is made subject to all matters as shown on plat of record in Book 4460, Page 163; to any and all restrictive covenants and/or easements of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee, his heirs and assigns, forever.

The undersigned covenant with the said Grantee that she is lawfully seized and possessed of said real estate; that she have a good right to convey the same; and that it is unencumbered except by lien of the 2015 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee.

The undersigned further covenants and binds herself, her heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee, his heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY HAND, this the 13th day of March, 2015.

PHENPHANH KHENESISANA

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Williamson LG

Personally appeared before me, a Notary Public, Phenphanh Khenesisana, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 13th day of March, 2015.

LESLIE GARSIDE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Notary Public

Leslie Garside
Printed Notary Name

My commission expires: 1/20/19