WARRANTY DEED	State of Tennessee County of Davidson The actual consideration or value, whichever is greater, for this transfer is **$380,000.00.** Affiant Subscribed and sworn to before me this the 3rd day of June, 2015. Notary Public My commission expires: 07-03-2017 (AFFIX SEAL)

BILL GARRETT, Davidson County
Trans:T20150044250 DEEDWARR
Recvd: 06/05/15 09:24 2 pgs
Fees:13.00 Taxes:1406.00
20150605-0052710

STATE OF TENNESSEE NOTARY PUBLIC
HOUSTON W. HOWELL
DAVIDSON COUNTY
My Commission Expires 07-03-2017

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Christopher Chun	**CMC Funding, Inc.**	**Map 164.4-OD, Parcel 006.OOCO**
5633 Montelle Lane	**804 Green Valley Road, Suite 106**	
Nashville, TN 37211	**Greensboro, NC 27408**	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

David Michael Anderson and Mary Therese Anderson, husband and wife

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Christopher Chun, a married man

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. 6, on the Plan of Ashley Park, a Planned Unit Development, of record in Book 9700, page 823, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to David Michael Anderson and wife, Mary Therese Anderson, by Deed from Leonard C. Deakins and Evelyn Deakins, husband and wife, dated February 24, 2004, of record in Instrument No. 20040302-0023779, Register's Office for Davidson County, Tennessee.

THE conveyance of the above described parcel of land is subject to the following:

1) The Plan of record in Book 9700, Page 823, said Register's Office, shows an Owner's Certificate, and is subject to all matters as set forth therein.

2) Declaration of Covenants, Conditions and Restrictions of Ashley Park, of record in Book 11154, Page 822, Register's Office for Davidson County, Tennessee.

3) Easement for Sanitary Sewer and/or Storm Drainage of record in Book 8412, page 248, Register's Office for Davidson County, Tennessee.

4) Dedication of open space and public utility and drainage easement of record in Instrument No. 20080123-0006840, Register's Office for Davidson County.

5) Charter of Ashley Park Homeowners Association, Inc., of record in Book 11295, page 326, Register's Office for Davidson County, Tennessee.

6) All matters shown on the Plan of record in Book 9700, page 823, Register's Office for Davidson County, Tennessee.

7) Taxes for the current year which have been prorated and assumed by the Grantee herein and subsequent years, not yet due and payable.

This is improved (_X__) Unimproved (____) property, known as **5633 Montelle Lane , Nashville, TN 37211**

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 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/our hand(s) this **3rd** day of **June, 2015.**

David Michael Anderson

Mary Therese Anderson

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, a Notary Public of said County and State, **David Michael Anderson and Mary Therese Anderson,** the within named seller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this **3rd** day of **June, 2015.**

Notary Public

HOUSTON W. HOWELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-03-2017

My Commission Expires: