BILL GARRETT, Davidson County
Trans:T20150093150 DEEDWARRSP
Recvd: 11/02/15 12:44 4 pgs
Fees:23.00 Taxes:630.85
20151102-0111257

SPECIAL WARRANTY DEED

MAIL RECORDED DEED TO:

NANG KAP
DONG K. DIM
716 Honey Grove Ct.
Antioch, TN 37013

OWNER (SEND TAX BILLS TO):

NANG KAP
DONG K. DIM
Same

FOR AND IN CONSIDERATION OF THE SUM OF ONE HUNDRED SEVENTY THOUSAND FIVE HUNDRED AND 00/100 Dollars ($170,500.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, BAYVIEW LOAN SERVICING, LLC., a Delaware limited liability company (herein, "Grantor"), whose address is 4425 Ponce De Leon Boulevard, Coral Gables, FL 33146, hereby sells, transfers and conveys to NANG KAP and DONG K. DIM, husband and wife, as tenants by the entireties (herein, "Grantee"), whose address is 716 Honey Grove Ct Antioch, TN 37013, all of Grantor's interest in and to the following described real property located in Davidson County, State of Tennessee:

SEE EXHIBIT A ATTACHED HERETO.

Property street address: 716 Honey Grove, Antioch, TN 37013

TO HAVE AND TO HOLD said real estate, with all and singular the hereditaments and appurtenances of and to the same belonging or in anywise appertaining to the said Grantee and the said Grantee's heirs, successors and assigns, forever. AND the Grantor for the Grantor and Grantor's heirs, representatives, successors and assigns, does covenant and agree to and with Grantee and Grantee's heirs, successors and assigns, that Grantor is lawfully seized in fee of the aforesaid premises; that the same are free of all encumbrances except those appearing of record; that Grantor has good right to sell and convey the same to Grantee as aforesaid; and that the before granted premises Grantor will warrant and forever defend against any persons whomsoever lawfully claiming or to claim the same or any part thereof by and through Grantor.

[Note: This deed is a Special Warranty Deed. Grantor will defend the same against the lawful claims of all persons claiming by, through or under Grantor, and no others.]

PIN NO: 162.16-0D-095.00 CO

This Instrument Prepared By: STEVEN A. WILLIAMS, ESQ.
213 BRENTSHIRE DRIVE
BRANDON, FL 33511

WITNESS my hand and seal this 22 day of October, 2015.

GRANTOR:

Bayview Loan Servicing, LLC., a Delaware limited liability company

By: _____
Printed Name: Patricia Joyce
Title: AVP

STATE OF Florida
COUNTY OF Miami

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Patricia Joyce, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that such person is the AVP of Bayview Loan Servicing, LLC., a Delaware limited liability company, and that the foregoing instrument was executed on behalf of said limited liability company pursuant to due authority for the purposes therein contained.

Witness my hand and official seal this 22 day of October 2015

[Affix Notary Seal]

ELIZABETH FERNANDEZ
MY COMMISSION # FF 244748
EXPIRES: August 7, 2019
Bonded Thru Notary Public Underwriters

_____
SIGNATURE OF NOTARY PUBLIC
My commission expires: _____

OATH OF CONSIDERATION

STATE OF TN
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 170,500.00.

GRANTEE

Grantee signature _____
Nang Kap

Subscribed and sworn to under oath before me, this 23rd day of October, 2015.

[Affix Notary Seal]

TISHA C BALDWIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 1-8-17

_____
SIGNATURE OF NOTARY PUBLIC
My commission expires: 1-8-17

EXHIBIT A

[Legal Description]

Together with all the tenements, hereditaments and appurtenances thereto located in Davidson County, Tennessee, more particularly described as follows:

Being Lot No. 73 on the Plan of Final Plat Section Three Honey Brook Subdivision of record in Plat Book 7900, page 379 and 380, Register's Office for Davidson County, Tennessee, to which reference is made for a more complete description.

SOURCE OF DESCRIPTION AND GRANTOR'S EQUITABLE INTEREST:

Previous and last conveyance; the same being a deed to the within Grantor recorded in the Register's Office for Davidson County, Tennessee, as Document No. 20150303-0018532 on March 3, 2015.

PIN NO: 162.16-0D-095.00 CO

STREET ADDRESS: 716 Honey Grove, Antioch, TN 37013

The preparer of this document has been engaged solely for the purpose of preparing this instrument, has prepared the instrument only from the information given and has not been requested to provide, nor has the preparer provided, a title search, an examination of the legal description, an opinion on title or advice on the tax, legal or non-legal consequences that may arise as a result of the conveyance. Further such preparer has not verified the accuracy of the amount of consideration stated to have been paid or upon which any tax may have been calculated nor has the preparer verified the legal existence or authority of any person who may have executed the document. Preparer shall not be liable for any consequences arising from modifications to this document not made or approved by preparer.