ARE1407-TN-1932773

SPECIAL WARRANTY DEED

Davidson County DEEDWARRSP
Recvd: 01/12/16 10:42 4 pgs
Fees:23.00 Taxes:144.30
20160112-0003121

KHONEKHAM SINTHAVY NOTARY PUBLIC MY COMMISSION EXPIRES MARCH 16, 2019 COBB COUNTY, GA

STATE OF GEORGIA
COUNTY OF FULTON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $39,000.00

Gloria Lybrand
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 2nd DAY OF November 2015

M. Perez
Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY: Premium Title Services, Inc.
1000 Abernathy Road NE, Suite 200, Atlanta, GA 30328

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Sonmi Kim 924 Coarsey Drive, Nashville, TN 37217	Sonmi Kim 924 Coarsey Drive Nashville, TN 37217	107130A02400CO

FOR AND IN CONSIDERATION of the sum of Thirty Nine Thousand and No/100 Dollars ($39,000.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, by the Grantor, ARLP REO II, LLC, (herein referred to as "Grantor") has/have this day bargained and sold and, by these presents, does hereby Bargain, Sell, Transfer and Convey unto **Sonmi Kim A Single Person** , whose address is shown above (herein referred to as "Grantee"), its heirs, successors and/or assigns, forever, the following described tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to wit:

Please see attached Exhibit "A"

THIS CONVEYANCE IS SUBJECT TO: Current years taxes which have been prorated and assumed by the Grantee (s); All restrictions of record; All easements of record; All visible easements; All matters appearing on the plan of record; All applicable government and zoning regulations.

This improved property known as: 924 Coarsey Drive, Nashville, TN 37217

TO HAVE AND TO HOLD said tract or parcel of land together with all the improvements thereon and the appurtenances thereunto belonging unto said Grantee **Sonmi Kim A Single Person ,** his/her/their heirs and assigns, in fee simple forever.

SAID GRANTOR **ARLP REO II, LLC** COVENANTS with the said Grantee and binds themselves, his/her/their heirs/successors and assigns, to warrant and forever defend the title thereto of said tract or parcel of land to the said Grantee **Sonmi Kim A Single Person ,** his/her/their heirs and assigns, against the claims of all persons claiming, or to claim the same any part thereof, by, through or under the said Grantor, but against none other.

IN WITNESS WHEREOF the said **ARLP REO II, LLC,** has executed this deed this the 23 day of December, 2015.

"ARLP REO II, LLC"

Yvette D. Mallay - Yvette D. Mallay

By: a subsidiary of Altisource Residential LP, by its Attorney- in-fact, Altisource Solutions, Inc.,

STATE OF GEORGIA

COUNTY OF FULTON

Personally appeared before me, the undersigned L. Hazelton, a Notary Public in and for the State and County aforesaid, appeared Yvette D. Mallay as V.P., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be an authorized signatory of a subsidiary of Altisource Residential LP, by its Attorney- in-fact, Altisource Solutions, Inc., as attorney in fact of said "**ARLP REO II, LLC**.

Witness my hand and Notarial Seal this 28 day of December, 2015.

L. Hazelton

Notary Public

My Commission expires:

POA recorded simultaneously herewith

RETURN TO:
Sonmi Kim
924 Coarsey Drive
Nashville, TN 37217



EXHIBIT "A"

BEING UNIT 924, FOUR MAPLES CONDOMINIUM, A HORIZONTAL PROPERTY REGIME, OF RECORD IN PLAT BOOK 5200, PAGE 283, REGISTER'S OFFICE DAVIDSON COUNTY, TO WHICH REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION.

Being Property Conveyed by Substitute Trustee's Deed from Jason Mangrum, Substitute Trustee to Christiania Trust, a division of Wilmington Saving Fund Society, FSB, not in its individual capacity but as Trustee of ARLP Trust 3, recorded July 15, 2014, in (book) Instrument No. 20140715-0062325 and, Davidson County, Tennessee.

I, Lori Lancaster do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Georgia

County of Fulton

Personally appeared before me, Richard Davidson a notary public for this county and state, Lori Lancaster who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

RICHARD S DAVIDSON NOTARY PUBLIC GWINNETT COUNTY, GA

MY COMMISSION EXPIRES: 2/9/18

Notary's Seal (if on paper)

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registers prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subdivision (2).

(4) No county register shall be required to accept a document transmitted electronically.