PREPARED BY (AND RETURN TO):

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Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

BILL GARRETT, Davidson County
Trans:T20160017788 DEEDWARR
Recvd: 03/03/16 15:46 3 pgs
Fees:18.00 Taxes:1424.50
20160303-0020732

W & I Ref: (DM) Title No.: 58131
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Joan C. Dale 901 Tabitha Lane Old Hickory, TN 37138	New Owner

TAX MAP PARCEL NUMBERS: 06401007500

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$385,000.00**, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Michelle Kim Marck individually and as Executor of the Last Will and Testament of Chongsuk Kim Marck**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Joan C. Dale** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 154 on the Plan of Cleveland Hall Phase One of record in Book 11700, page 51, corrected by Surveyor's Certificate of Correction of record in Instrument No. 199912090301348, said Register's Office, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Chongsuk Kim Marck, unmarried by Warranty Deed from Danny L. Wilburn and James D. Johnson dated November 10, 2005, recorded in Instrument No. 20051117-0139257, Register's Office for Davidson County, Tennessee. The said Chongsuk Kim Marck has since died. The Last Will and Testament of Chongsuk Kim Marck of record in Docket No. 15P-1480 in the Seventh Court for Davidson County, Tennessee, Probate Division, devised subject property to Michelle Kim Marck and appointed the said Michelle Kim Marck as Executor.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

Taxes for 2016, and subsequent years. Said taxes are neither due nor payable.
The Plan of record in Book 11700, page 51, Corrected by Surveyor's Certificate of Correction of record in Instrument No. 199912090301348, said Register's Office to which plan reference is hereby made for a more complete description.
Subject to the Declaration of Covenants, Conditions and Restrictions of record in Book 11725, page 76, Instrument No. 200810140103112, Instrument No. 200802080013290, Instrument No. 200512020144894, and Instrument No. 20071220-0146113, said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars; but deleting any covenant, conditions or restrictions would violate 42 USC 3604c.
Charter of Cleveland Hall Homeowner's Association of record in Book 11725, page 70, said Register's Office.
Easement to Bellsouth Telecommunications, Inc. of record in Book 11720, page 325, said Register's Office.

This is improved property, known as 901 Tabitha Lane, Old Hickory, TN 37138

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 17th day of February, 2016.

Michelle K. Marck
Michelle Kim Marck

Michelle Kim Marck, Executor of the Estate of Chongsuk Kim Marck
Michelle Kim Marck, Executor of the Estate of Chongsuk Kim Marck

State of Tennessee

County of Davidson

On this 17th day of February, 2016, before me the undersigned authority, personally appeared Michelle Kim Marck, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: CHRISTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 1-8-2019

Notary

State of Tennessee

County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consider or value, whichever is greater, for this transfer is: $385,000.00.

Affiant

Sworn and subscribed before me this 17th day of February, 2016.

Notary

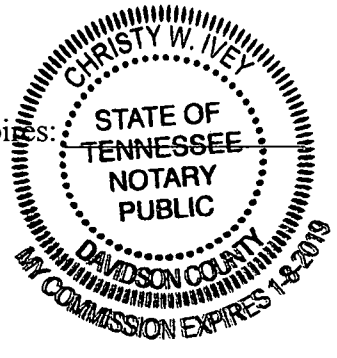
My Commission Expires: 5/6/19

SANYA L. ARBOGAST STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 05-06-2019

State of Tennessee
County of Davidson

On this 17th of February 2016, before me the undersigned authority, personally appeared **Michelle Kim Marck, as Executor of the Estate of Chongsuk Kim Marck** , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____



_____
Notary