This instrument prepared by:
Perrie & Associates, LLC
1616 Westgate Circle
Brentwood, TN 37027

File # 160394TN

BILL GARRETT, Davidson County
Trans:T20160026981 DEEDWARR
Recvd: 04/04/16 12:33 2 pgs
Fees:13.00 Taxes:921.30
20160404-0031739

NEW OWNER:
Clyde Hartman
7952 Oakfield Grove
Brentwood, TN 37027

SEND TAX BILL TO:
US Bank
P.O. Box 20005
Owensboro, KY 42304-0005

MAP & PARCEL:

181-3-A-325.00CO

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantees and other good and valuable considerations, the receipt of which is hereby acknowledged, **Eric Lim and Joungyoun Park, husband and wife**, hereinafter called the Grantors, have bargained and sold and by these presents do transfer and convey unto **Clyde Hartman and Ruth Hartman, husband and wife** hereinafter called the Grantees, their 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. 149, on the Plan of Revision One, Phase Two, Addition to Indian Creek, RS-10 Cluster Subdivision, a Planned Unit Development, of record in Instrument No. 20070720-0086788, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Eric Lim and Joungyoun Park by deed from TR&D Homes, Inc., a Tennessee Corporation dated 03/18/2009, filed for record on 03/20/2009 in Instrument No. 20090320-0025079, Register's Office for Davidson County, Tennessee.

SUBJECT TO THE FOLLOWING:

1. 2016 taxes are a lien and will be the responsibility of the Grantees for payment of said taxes.
2. Subject to any and all building and zoning regulations of City, County and State.
3. Subject to any and all easements which may affect the within described property.

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, their heirs and assigns, forever;

AND **Eric Lim and Joungyoun Park** do covenant with the said Grantees that they are lawfully seized and possessed of said land in fee simple and have a good right to convey it and

the same is unencumbered, unless otherwise herein set out;

AND **Eric Lim and Joungyoun Park** further covenant and bind their 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.

This is property is known as: **7952 Oakfield Grove, Brentwood, TN 37027**.

Executed on this 1st day of April. 2016

Eric Lim

Joungyoun Park

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned Notary Public of said County and State, **Eric Lim and Joungyoun Park**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that **they** executed the within instrument for the purposes therein contained.

Witness my hand this 1st day of April, 2016.

Notary Public

My Commission Expires: 1-8-19

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is $249,000.00.

Affiant

Sworn to and subscribed to me, the undersigned, this 1st day of April, 2016.

Notary Public

My Commission Expires: 9-11-17