3RB

Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd., Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $357,500.00

Affiant

Subscribed and sworn to before me, this 31st day of May, 2016.

Notary Public
My commission expires: 5/8/18

ANGELA Y. POSTON-WILLIAMSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

BILL GARRETT, Davidson County
Trans:T20160047080 DEEDWARR
Recvd: 06/03/16 14:15 2 pgs
Fees:13.00 Taxes:1322.75
20160603-0056302

Address of New Owner:	Send Tax Bills to:	Tax Information
Eun Koh	~~New Owner~~	072-06-0I-002.00 CO
1071B Zophi Street	F+M Bank	
Nashville, TN 37216	50 Franklin St., Clarksville, TN 37040	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Integrity First Real Estate, LLC, a Tennessee limited liability company and Urban Development Group, LLC, a Tennessee limited liability company,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Eun Koh and Daniel Lee, wife and husband,** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Unit B, 1071 Zophi Street Townhomes, a Horizontal Property Regime with Private Elements as set out in the Declaration of Covenants, Conditions, and Restrictions of record in Instrument No. 20150529-0049548, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description thereof.

Being part of the same property conveyed to INTEGRITY FIRST VENTURES, LLC A TENNESSEE LIMITED LIABILITY COMPANY, by deed from JOHN G. COLLEY, UNMARRIED, of record in Instrument No. 20150422-0035845 dated April 20, 2015, said Register's Office. Further being part of the same property conveyed to INTEGRITY FIRST VENTURES, LLC A TENNESSEE LIMITED LIABILITY COMPANY AND URBAN DEVELOPMENT GROUP, LLC A TENNESSEE LIMITED LIABILITY COMPANY, by deed from INTEGRITY FIRST VENTURES, LLC A TENNESSEE LIMITED LIABILITY COMPANY, of record in Instrument No. 20150522-0047318, dated May 20, 2015, said Register's Office.

This property is improved property known as **1071B Zophi Street, Nashville, TN, 37216.** This conveyance is subject to the following: (1) General or special taxes and assessments required to be paid in the year 2016 and subsequent years for Map-Par. 072-06-0I-002.00 CO; (2) Matters shown on the Plan of record in Plat Book 547, Page 21 and 22; (3) Declaration of Covenants, Conditions, Liens, Easements and Restrictions, including, but not limited to, easements, assessments, special assessments, charges and liens, contained in an instrument of record in Instrument No. 20150529-0049548; All of record in the said Register's Office.

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(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized 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(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 hand this the 31st day of May, 2016.

Integrity First Ventures, LLC, a
Tennessee limited liability company

By: _____
Trey Cain
Its: Authorized Representative

Urban Development Group, LLC, a
Tennessee limited liability company

By: _____
Trey Cain
Its: Authorized Representative

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared **Trey Cain, Authorized Representative for Urban Development Group, LLC,** the within named bargainor, **a Tennessee limited liability company**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he, being authorized to do so, executed the foregoing instrument for the purpose therein contained, by signing the name of the limited liability company as such Authorized Representative.

Witness my hand and official seal at this the 31st day of May, 2016.

_____
Notary Public

ANNETTE BELYEA
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission expires: 9-19-18

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared Trey Cain, Authorized Representative **for Integrity First Ventures, LLC,** the within named bargainor, **a Tennessee limited liability company**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he, being authorized to do so, executed the foregoing instrument for the purpose therein contained, by signing the name of the limited liability company as such Authorized Representative.

Witness my hand and official seal at this the 31st day of May, 2016.

_____
Notary Public

ANNETTE BELYEA
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission expires: 9-19-18

FILE NO: 2016054427