BILL GARRETT, Davidson County
Trans:T20160104103 DEEDWARR
Recvd: 11/28/16 09:24 2 pgs
Fees:13.00 Taxes:614.20
20161128-0124208

Prepared by:
Realty Title & Escrow Company, Inc.
1904 Highway 46 South
Dickson, TN 37055

STATE OF TENNESSEE
COUNTY OF Rutherford
The actual consideration or value, whichever is greater, for this transfer is $166,000.00.

Marilyn Randolph
Affiant

Subscribed and sworn to before me, this 22nd day of November, 2016.

Kristina Kaye Ditinno
Notary Public
My commission expires: 4/24/18

KRISTINA KAYE DITINNO STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

17-1609-172400

Address of New Owner:	Send Tax Bills to:	Tax Information:
Gin Kim	SWBC Mortgage Corporation	148-08-0-064.00
4592 Artelia Drive	9311 San Pedro #100	
Antioch TN 37013	San Antonio, TX 78216	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Roel Arcibal and wife, Brandy A. Arcibal** hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Gin Kim and Thang Lian Cing, husband and wife,** hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee, being Lot No. 36, on the Plan of Oakwood Terrace, Section One, of record in Book 4460, Pages 54 and 55, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Roel Arcibal by deed from Beth A. Johnson and husband, Trent M. Johnson, dated August 11, 2003, recorded September 12, 2003, of record in Instrument No. 20030912-0134245, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Roel Arcibal and Brandy A. Kemp, both unmarried persons by Quitclaim Deed from Roel Arcibal, dated March 13, 2013, recorded March 21, 2013, of record in Instrument No. 20130321-0028105, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 4592 Artelia Drive, Antioch, TN 37013.

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, 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 22nd day of November, 2016.

Roel Arcibal by Brandy A. Arcibal
Roel Arcibal By: Brandy A. Arcibal
As Attorney in Fact as Atty in fact

Brandy A. Arcibal
Brandy A. Arcibal

STATE OF TENNESSEE
COUNTY OF Dickson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Brandy A. Arcibal**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged she executed the within instrument for the purposes therein contained.

Witness my hand in Dickson, TN, this 22nd day of November, 2016.

CHARLOTTE A BURBANK STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF CHEATHAM MY COMMISSION EXPIRES: JULY 6, 2020

Charlotte A Burbank
Notary Public

My Commission expires:

STATE OF TENNESSEE
COUNTY OF Dickson

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Brandy A. Arcibal, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the attorney in fact for Roel Arcibal and that she is authorized by Roel Arcibal to execute this instrument on his behalf.

Witness my hand and official seal at Dickson, Tennessee, this 22nd day of November, 2016.

Charlotte A Burbank
Notary Public

CHARLOTTE A BURBANK STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF CHEATHAM MY COMMISSION EXPIRES: JULY 6, 2020

My commission expires: _____