FORM No. WD-1

BILL GARRETT, Davidson County
Trans: T20170013135 DEEDQC
Recvd: 02/13/17 14:06 2 pgs
Fees: 12.00 Taxes: 0.00
20170213-0014905

STATE OF Georgia
COUNTY OF Gwinnett

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THE TRANSFER IS $-0-

Theresa Kwag
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 11th DAY OF January, 2017.

NOTARY PUBLIC
NOTARY PUBLIC, State of Georgia
My Commission Expires April 6, 2019

MY COMMISSION EXPIRES: April 6, 2019

(AFFIX SEAL)

This instrument prepared by:
Midtown Title, LLC
1704 Charlotte Avenue, Suite 105
Nashville, TN 37203

THIS DOCUMENT WAS PREPARED BASED ON INFORMATION SUPPLIED BY THE PARTIES. NO INDEPENDENT TITLE EXAMINATION WAS MADE. PREPARER OF THIS INSTRUMENT MAKES NO REPRESENTATIONS WITH REGARD TO THE TITLE OF THE SUBJECT PROPERTY, THE ACCURACY OF THE INFORMATION RECEIVED OR THE VALIDITY OF ANY PLAT OR SURVEY REFERENCED

ADDRESS NEW OWNER (S) AS FOLLOWS:	Tax Bills to:	MAP-PARCEL NUMBER
Peter J. Kim	New Owner	71-12-42.00
(NAME)	(NAME)	
1813 Joy Circle		
(STREET ADDRESS)	(STREET ADDRESS)	
Nashville, TN 37207		
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (P.O. ZIP)	

QUITCLAIM DEED

For consideration, the receipt and sufficiency whereof is hereby acknowledged, the undersigned, **Theresa Kwag, a married woman**, hereinafter called the Grantor, have bargained and sold and by these presents do transfer, quitclaim and convey unto **Peter J. Kim, an unmarried man,** hereinafter called the Grantee, Grantee's representatives, successors and assigns, all of Grantors' right, title and interest in and to a certain real property lying and being situated in Davidson County, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 51 on the Plan of Joywood, as of record in Book 974, Page 45, Register's Office for said County.

Said Lot No. 51 fronts 50 feet on the easterly side of Joy Circle and runs back between parallel lines 150 feet to a dead line.

Subject property is neither the marital residence of Grantor's spouse nor any dependents.

Being the same property conveyed to Peter J. Kim, an unmarried man, and Theresa Kwag, a married woman, from Capitol Homes, Inc. a Tennessee corporation, by Warranty Deed recorded September 9, 2016, of record in Instrument No.: 20160909-0094958, Register's Office for Davidson County, Tennessee.

This is improved property, known as 1813 Joy Circle, Nashville, Tennessee 37207

Witness my hand this 11th day of January, 2017.

Theresa Kwag

Theresa Kwag

STATE OF Georgia
COUNTY OF Gwinnett

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Theresa Kwag, the bargainor, 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.

Witness my hand and seal this 11th day of January, 2017.

Notary Public

My commission expires: April 16, 2019

POOJA CHOKSHI
NOTARY PUBLIC
Gwinnett County
State of Georgia
My Comm. Expires April 16, 2019