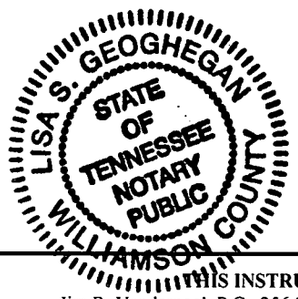
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $263,000.00

AFFIANT

SUBSCRIBED AND SWORN TO ME ON THE 9TH DAY OF MARCH, 2017.

NOTARY PUBLIC

MY COMMISSION EXPIRES 9.20.2017

THIS INSTRUMENT PREPARED BY
Jim R. Vanderpool, P.C., 256 Seaboard Lane, G-104, Franklin, TN 37067
file # 17-8798 KLUG JV LG

ADDRESS OF NEW OWNER	SEND TAX BILLS TO : If left blank please use the address of the new owner	MAP-PARCEL
Kwang R. Yi and Ho Won Yi	Kwang R. Yi and Ho Won Yi	160150D02900CO
309 SEVEN SPRINGS WAY #303	507 Southgate Ave	
Brentwood, TN 37027	Nashville, TN 37203	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

LINDSEY OCHAB BEESON*, A MARRIED WOMAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO:

**KWANG R. YI , AND , HO WON YI *

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

SEE EXHIBIT "A"

This is improved property known as 309 SEVEN SPRINGS WAY #303, Brentwood, TN 37027

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/or assigns forever; and we do covenant with the said GRANTEE(S) that we are lawfully seized 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; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), their heirs and/or 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 on the 9th day of March, 2017.

Lindsey Ochab Beeson

Lindsey Ochab Beeson

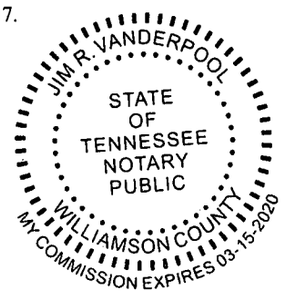
STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named, LINDSEY OCHAB BEESON, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 9th day of March, 2017.

Notary Public

My Commission Expires: 3/15/20



* TENANTS IN COMMON WITH RIGHTS OF SURVIVORSHIP

BILL GARRETT, Davidson County
Trans:T20170021205 DEEDWARR
Recvd: 03/13/17 10:32 2 pgs
Fees:13.00 Taxes:973.10
20170313-0024302

EXHIBIT A - LEGAL DESCRIPTION

Described property located in Davidson County, Tennessee, to wit:

Unit 29, Phase I, St. Martin Square at Seven Springs Condominiums, as established under Master Deed of record in Instrument No. 20060310-0028319, corrected in Instrument No. 20080730-0077840, in the Register's Office, Davidson County, Tennessee, to which Master Deed reference is hereby made for a more particularly description of said Unit.

Being the same property conveyed to Lindsey Ochab* by Special Warranty Deed from Fannie Mae A/K/A Federal National Mortgage Association, recorded on the 4th day of June, 2012 in Instrument No. 20120604-0048511, in the Register's Office of Davidson County, Tennessee.

*Lindsey Ochab, unmarried, having since married is now known as Lindsey Ochab Beeson.

*THE PREMISES IS NOT THE PRINCIPLE RESIDENCE OF THE GRANTOR AND/OR THE GRANTOR'S SPOUSE.

This Conveyance is subject to the matters set forth below, if any, as well as (1) all applicable zoning ordinances (2) utility, sewer, drainage, and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record (as may be amended or supplemented), (4) building restrictions, and (5) all other matters of public record.

a. County of Davidson taxes for the year 2017 and thereafter, not yet due and payable.

b. Liability as to taxes resulting from supplemental, revised or correction assessments pursuant to the provisions of Tennessee Code Ann 67-5-603, et seq.

c. Restrictions, dedications, conditions, reservations, easements and other matters shown on the Boundary plat of ST. MARTIN SQUARE AT SEVEN SPRINGS CONDOMINIUMS, PHASE I, as recorded in Instrument No. 20060222-0020470 (Lot 1, St. Martin Square Subdivision), but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c).

d. Covenants, Conditions and Restrictions as set forth in Declaration of Covenants, Conditions and Restrictions recorded in Instrument No. 20000713-0069415, amended at Instrument Nos. 20000731-0075531, 20000818-0081931, 20010803-0082967 and 20011024-0116171 (Seven Springs), but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c).

e. Conditions, covenants, reservations, requirements, restrictions, options, burdens, agreements, undertakings, assessments and other provisions contained in or incorporated by reference into the Master Deed establishing ST. MARTIN SQUARE AT SEVEN SPRINGS CONDOMINIUMS, PHASE I of record in Instrument No. 20060310-0028319, corrected at Instrument No. 20080730-0077840; also subject to easements, rights and interests in favor of other unit owners, and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon.

f. Charter of Seven Springs Brentwood Owners Association, Inc. recorded at Instrument No. 20010726-0079648.

g. Charter of Seven Springs Neighborhood Association, Inc. recorded at Instrument No. 20040520-0059668.

h. Charter of St. Martin Square Condominium Owners Association, Inc. recorded at Instrument No. 20060217-0019487.

i. Storm Water Detention and Water Quality Device Agreement recorded at Instrument No. 20040816-0098712.

j. Any facts, rights, interest, or claims as would be disclosed by an accurate survey of the land or inspection of the premises thereof.

k. Property taxes for the current year.