WARRANTY DEED

ZANA C. PETTY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 139,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th day of May, 2017

Notary Public:

MY COMMISSION EXPIRES: 7.2.18
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Shuo Cui	Wells Fargo Bank, N.A.	Parcel ID:
232 Vine St.	P.O. Box 11701	15003031700
Elizabeth, NJ 07202-1908	Newark, NJ 07101-4701	

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, we

David Johanson and spouse, Agapito Cordova Becerra

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto

Shuo Cui , unmarried

hereinafter called the GRANTEES, their heirs 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. 86-B, on the Plan of Zone Lot Division, Lots 78-80, 117 & 118, Chelsea of Priest Lake, Section Two-A and Lots 85-88, Chelsea of Priest Lake, Section Two-B, of record in Plat Book 6250, Page 449, as amended in Plat Book 6250, Page 631, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to David Johanson by Quitclaim Deed from Jackie D. Johanson, of record in Instrument 20130425-0041373, dated April 24, 2013, Register's Office for said County. See also deed of record in Instrument 20020530-0065709, said Register's Office.

This conveyance is made subject to: (1) 2017 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Plat Book 6250, Page 449, as amended in Plat Book 6250, Page 631, said Register's Office.

The signature of David Johanson is signed by his duly appointed Attorney-in-Fact, Agapito Cordova Becerra, pursuant to the Power of Attorney of record in Instrument 20170523-0051050, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 3027 Chelsea Way, 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 and assigns forever; and we do covenant with the said GRANTEES 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 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.

BILL GARRETT, Davidson County
Trans:T20170043678 DEEDWARR
Recvd: 05/23/17 10:34 2 pgs
Fees:13.00 Taxes:517.63
20170523-0051051

Witness our hands this 19th day of May, 2017.

David Johanson By [signature] as Attorney-in-Fact

David Johanson
By: Agapito Cordova Becerra, as
Attorney-in-Fact

[signature]

Agapito Cordova Becerra

STATE OF TENNESSEE
COUNTY OF Davidson

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

Witness my hand and official seal at Nashville, Tennessee, this 19th day of May, 2017.

My Commission Expires: 7.2.18

[signature]
Notary Public

ZANA C. PETTY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, Agapito Cordova Becerra, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument on behalf of David Johanson as his/her/their Attorney in Fact as the free act and deed of the within named David Johanson.

Witness my hand and official seal at Nashville, Tennessee, this 19th day of May, 2017.

My Commission Expires: 7.2.18

[signature]
Notary Public

ZANA C. PETTY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.