This Instrument Prepared By:
Brentwood Title & Escrow, LLC.
320 Seven Springs Way, Suite 150
Brentwood, TN 37027
BW17478

Bill Garrett Davidson County
Batch# 8569 DEEDWARR
10/04/2017 03:20:35 PM 2 pgs
Fees: $13.00 Taxes: $1,961.00

20171004-0101970

Send Tax Bills To:
New Owner

New Owner is:
Jong In Son
~~920 Cherry Plum Court~~ 100 S. Alameda St #157
~~Nashville, TN 37215~~ Los Angeles CA 90012

MAP: 131-06-0H

PARCEL: -028.00 CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Charles Edwin Anderson a single man, and Dana R. Crosby, a single woman, tenants in common with right of survivorship**, hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **Jong In Son, ~~single~~** *married, hereinafter referred to as Grantee, his heirs and assigns, certain tracts or parcels of land in **Davidson** County, State of Tennessee, more particularly described as follows, to-wit:

Improved Property Commonly Known As: **920 Cherry Plum Court, Nashville, TN 37215**

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows to-wit:

LAND in Davidson County, Tennessee, being Lot No. 80, on the plan of Village of Cherry Glen, Phase 2, of record in Book 9700, Page 322, 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 Charles Edwin Anderson, a single man, and Dana R. Crosby, a single woman, as tenants in common with the right of survivorship, by Warranty Deed from Wesley M. Sullivan and wife, Wendy W. Sullivan, dated 8/27/10 and recorded 8/31/10 in Instrument No. 20100831-0069056, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said tracts and parcels of land in fee simple, and have a good right to convey same and that same is unencumbered, except for the taxes for the current year and which have been prorated and assumed by the Grantee.

The Grantor does further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to the said tracts or parcels of land to the said Grantee, his heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 28th day of September, 2017.

GRANTOR(S):

Charles Edwin Anderson
CHARLES EDWIN ANDERSON

Dana R. Crosby
DANA R. CROSBY

ACKNOWLEDGEMENT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared **Charles Edwin Anderson and Dana R. Crosby**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal on this the 28th day of September, 2017.

Margaret H. Means State of Tennessee Notary Public Davidson County My Commission Expires September 18, 2020

NOTARY PUBLIC
My Commission Expires:

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is **$530,000.00**.

Jennifer Kandell
AFFIANT

SWORN TO and subscribed before me this 28th day of September, 2017.

Tabatha Edwards
NOTARY PUBLIC
My commission expires: 11-5-19

TABATHA EDWARDS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

Return to:
MAGNOLIA TITLE & ESCROW
1104 Fatherland Street
NASHVILLE, TN 37206