Bill Garrett Davidson County
Batch# 95499 DEEDWARR
05/22/2018 12:37:30 PM 4 pgs
Fees: $23.00 Taxes: $795.50
20180522-0049026

Prepared by:
Amy Cross Nance
Attorney at Law
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STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $215,000.00

Affiant

Subscribed and sworn to before me this 22nd day of May, 2018.

Notary Public
My commission expires: 2/25/19

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Address of New Owner:	Send Tax Bills to:	Tax Information
Joam Soon Rhee	Same	104-06-0A-046.00
~~3415 West End Avenue D-510~~ 145 Autumn Springs		
~~Nashville, TN 3720~~ Old Hickory TN 37138		
145 Autumn Springs Old Hickory, TN 37138		

Warranty Deed

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged **Paul McCombs and Carla McCombs, husband and wife** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Joam Soon Rhee, an unmarried woman,** hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Unit 510-D on the Plan of Continental Condominium of record in Plat Book 5200, Pages 399 through 401, inclusive, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of Continental Condominium, a horizontal property regime established by Master Deed and By-Laws of record in Book 5862, Page 589 and amended in Book 6135 Page 788, Book 6435 Page 549, and Book 7475, Page 137, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Paul McCombs and Carla McCombs, husband and wife, by Warranty Deed from Metropolitan Office for Development, LLC of record in Instrument No. 20170512-0047448 and dated May 10, 2017, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following:

1. Plat- All matters appearing on the plan of Continental Condominium of record in Plat Book 5200, Pages 399 through 401, inclusive, Register's Office for Davidson County, Tennessee.

2. Permanent Overhang Easement for the construction and maintenance of an Electrical power transmission line of record in Book 4825 Page 592.

3. Master Deed of record in Book 5862 Page 589, as amended in Book 6135 Page 788, Book 6435 Page 549, and Book 7475 Page 137. and Resolutions of record in Book 7161 Page 217 and Instrument No. 20051024-0128399

4. Restrictions of record in Instrument No. 20150213-0013356.

5. Charter for Continental Homeowners' Association of record in Book 5864 Page 834.

6. By-Laws of record in Book 5862 Page 626.Resolution of record in Book 7161 Page 217 and Instrument No. 20051024-0128399 and Instrument No. 20160108-0001989.

7. Memorandum of Agreement of record in Instrument No. 20010514-0049446.

This property is improved property known as 3415 West End Avenue, D-510, Nashville, TN 37203

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 assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever.

In Witness Whereof, the said, **Grantor**, hereunto set by hands and seals this 22nd day of May, 2018.

Paul McCombs, by Carla McCombs, His Attorney-in-fact

Paul McCombs, by Carla McCombs, His Attorney-in-fact

Carla McCombs

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 22nd day of May, 2018, before me personally appeared Carla McCombs, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

Witness my hand, at Brentwood, Tennessee, this 22nd day of May, 2018.

Notary Signature
My commission expires: 2/25/19

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 22nd day of May, 2016, before me personally appeared Carla McCombs to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Paul McCombs acknowledged that such person executed the same as the free act and deed of Paul McCombs.

Notary Public

My Commission expires 2/25/19

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON C

I, Sheri Engel, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to the law.

Sheri Engel
Signature

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me a notary for this county and state, Sheri Engel who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

My Commission Expires: 2/25/19

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY