AFTER RECORDING RETURN TO:
GODEEDS, INC.
Attn: LegalZoom Dept.
8940 Main Street
Clarence, NY 14031
File No. 530269184-56379156

This document prepared by:
JOHN O. WINDSOR, ESQ.
1775 Lelia Drive Suite E (2nd floor)
Jackson, MS 39216
866-333-3081

Tax ID No.: 072-13-0-095

Karen Johnson Davidson County
Batch# 194030 DEEDQC
02/11/2019 11:13:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20190211-0012666

QUIT CLAIM DEED

THIS DEED made and entered into on this 23 day of Jan, 2019, by and between **EUNICE S. KIM, AN UNMARRIED WOMAN**, a mailing address of 500 Gallatin Avenue, Nashville, TN 37206, hereinafter referred to as Grantor(s) and **EUNICE S. KIM, AS TRUSTEE OF THE EUNICE S. KIM LIVING TRUST, DATED** Jan 23 2019, a mailing address of 500 Gallatin Avenue, Nashville, TN 37206, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ZERO and NO/100 ($0.00) DOLLARS, do this day remise, release, quitclaim and convey to the said Grantee(s) the following described real estate located in DAVIDSON County, TENNESSEE:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

Also known as: 2503 Gallatin Avenue, Nashville, TN 37206

SUBJECT TO EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS, RESERVATIONS, AND LIMITATIONS OF RECORD, IF ANY.

Being the same property conveyed to Eunice S. Kim from David S. Kim and Eunice S. Kim in a prior Deed recorded under INSTRUMENT NO. 20130308-0023247, recorded on 03/08/2013 in DAVIDSON County, TENNESSEE.

And that said conveyance does not render the Grantor(s) insolvent nor is it for the purpose of defrauding any of the creditors of the Grantor(s).

Tax ID No.: 072-13-0-095

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, the day and year above written.

EUNICE S. KIM

STATE OF Georgia
COUNTY OF Gwinnett

Personally appeared before me, the undersigned notary public of the aforesaid County and State, EUNICE S. KIM, the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at offices, the 23rd day of January, 2019.

Notary Public
My Commission expires: [illegible]

HAEJIN HONG BAN
NOTARY PUBLIC
FULTON COUNTY, GEORGIA
MY COMMISSION EXPIRES

VALUATION AFFIDAVIT

I, hereby swear or affirm that to the best of knowledge, information, and belief of the Affiant, that the actual consideration for this transfer is $0.00.

Affiant

STATE OF Georgia
COUNTY OF Gwinnett

Sworn to before me this 23rd day of January 2019.

Notary Public
My Commission Expires: 4/1/2019

HAEJIN HONG BAN
NOTARY PUBLIC
MY Commission EXPIRES 4/1/2019
FULTON COUNTY, GEORGIA

Name and address for person(s) responsible for taxes:

EUNICE S. KIM
500 GALLATIN AVENUE
NASHVILLE, TN 37206

Name and address of property owner:

EUNICE S. KIM
500 GALLATIN AVENUE
NASHVILLE, TN 37206

EXHIBIT A
LEGAL DESCRIPTION

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

TRACT 1

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING THE NORTH 40 FEET OF LOT NO. 5 ON THE PLAN OF TREVECCA'S SUBDIVISION OF RENRAW, OF RECORDS IN PLAT BOOK 421, PAGES 72 AND 73, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID PART OF SAID LOT NO. 5 FRONTS 40 FEET ON THE WESTERLY SIDE OF GALLATIN ROAD AND RUNS BACK BETWEEN PARALLEL LINES 170 FEET TO AN ALLEY.

TRACT 2

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 6 AND THE SOUTHERLY 10 FEET OF LOT NO. 5 ON THE PLAN OF TREVECCA SUBDIVISION OF RENRAW, AS OF RECORD IN PLAT BOOK 421, PAGE 72 AND 73, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

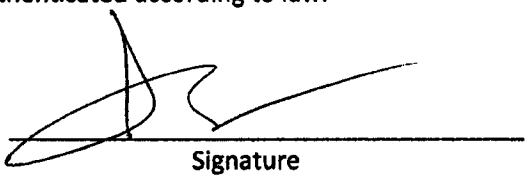
SAID LOT NO 6 AND THE SOUTHERLY PART OF LOT NO. 5 FRONT TOGETHER 60 FEET ON THE WESTERLY SIDE OF THE GALLATIN ROAD AND RUN BACK BETWEEN PARALLEL LINES 170 FEET TO AN ALLEY.

APN: 072-13-0-095

PROPERTY COMMONLY KNOWN AS: 2503 GALLATIN AVENUE, NASHVILLE, TN 37206

TRUE COPY CERTIFICATION

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



Signature

STATE OF NEW YORK

COUNTY OF ERIE

Personally appeared before me, JIM ROALDI, a notary public for this country and state, FRANK DEC, who acknowledges that this certification of an electronic document is true and correct and who signature I have witnessed.



Notary Public's Signature

My Commission Expires 6/6/21

Notary's Seal

JAMES ROALDI
Notary Public, State of New York
Qualified in Erie County
Commission Expires June 06, 2021