WARRANTY DEED

Karen Johnson Davidson County
Batch# 508930 DEEDWARR
11/04/2020 02:12:30 PM 2 pgs
Fees: $13.00 Taxes: $851.00
20201104-0129363

STATE OF TN
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $230,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF OCTOBER, 2020.

Notary Public

MY COMMISSION EXPIRES: 7.17.24
(AFFIX SEAL)

DAVID R. A. ROEIGER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow Series, LLC, 277 Mallory Station Rd, Suite 102, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Go Z. Mung	Lincoln Home Loans, LLC	Parcel ID: 149 09 0 125.00
(NAME) 850 Richard Road	(NAME) 40 Burton Hills Blvd., Suite 200	
(ADDRESS) Antioch, TN 37013	(ADDRESS) Nashville, TN 37215	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **Kam Khan Tuang**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Go Z. Mung, a married man**, 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. 209 on the Plan of Section 1, Barclay Square, of record in Plat Book 4460, Page 141, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Kam Khan Tung and Awi Lun Cing, husband and wife, by Warranty Deed from Rhonda Dee Chaney Allen, Heir at Law and Brad Marable, Heir at Law, of record in Instrument No. 20160415-0036574, in the Register's Office of Davidson County, Tennessee, dated April 15, 2016 and recorded on April 15, 2016. Frankie Marable having since died intestate on July 21, 2013. Said Rhonda Dee Chaney Allen and Brad Marable the surviving heirs of Frankie Marable, hereby convey pursuant to the Affidavit of Heirship recorded at Instrument No's. 20160415-0036572 and 20160415-0036573, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 4721 Apollo Drive, 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.

Witness our hands this 30 day of October, 2020

Kam Khan Tuang

STATE OF TN

COUNTY OF Davidson

I, David R A Roeiger, a Notary Public in and for said County and State aforesaid, do certify that Kam Khan Tuang, whose name is signed to the writing above, bearing date on the 30th of October, 2020, has acknowledged the same before me in the county aforesaid as the free act and deed of their own

Given under my hand this the 30 day of October, 2020.

Notary Public

My Commission Expires: 7.17.21

DAVID R. A. ROEIGER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

True Copy Certification

I, Tameika Jones, do hereby make the 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.

Tameika Jones

State of Tennessee

County of Williamson

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

My Commission Expires: 7/22/2022

CHRISTIE PERRY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

FND-2014035FC