Karen Johnson Davidson County
Batch# 629910 DEEDWARR
05/06/2021 09:20:30 AM 3 pgs
Fees: $18.00 Taxes: $1,446.70
20210506-0060774

Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #21-1248

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Sheryl Curtis Clem FKA Sheryl R. Curtis, married woman**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Eung Gyun Jeong, married man**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 480 on the Plan of Final Plat Villages of Riverwood, Section one, Phase 6B of record in Plat at Instrument No. 20151023-0107918, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Sheryl R. Curtis, an unmarried woman by Warranty deed from Beazer Homes Corp., a Tennessee Corporation of record in Instrument No. 20160517-0049040 Register's Office for Davidson County, Tennessee, dated May 13, 2016 and recorded on May 17, 2016. Sheryl Curtis Clem is now married to David Clem, who joins in this conveyance to convey any and all marital interest in subject property.

The property conveyed herein is subject to matters shown on the recorded plan, matters set out in the above referenced Declarations and By-Laws, if any, and to applicable easements, conditions, assessments and restrictions therein, and Property Taxes for the current year.

This is improved property, known as: 1837 Stonewater Drive, Hermitage, TN 37076.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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.

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT	TAX MAP-PARCEL #:
Eung Gyun Jeong 1837 Stonewater Drive Hermitage, TN 37076	New Owner Same	097-02-0A-480.00

WITNESS THE EXECUTION HEREOF this 27th day of April, 2021.

Sheryl K Curtis Clem

Sheryl Curtis Clem

State of Tennessee)
County of Davidson)

On this 27th day of April, 2021, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Sheryl Curtis Clem, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

ANGELA Y. POSTON-WILLIAMSON STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

My Commission Expires: 3/8/22

David Clem by Sheryl K Curtis Clem, his attorney in fact

David Clem by Sheryl Curtis Clem, His Attorney in Fact

State of Tennessee)
County of Davidson)

On this the 27th day of April, 2021 before me personally appeared Sheryl Curtis Clem, 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 David Clem, acknowledged that such person executed the same as the free act and deed of David Clem.

Notary Public

ANGELA Y. POSTON-WILLIAMSON STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

My Commission Expires: 3/8/22

State of Tennessee)
County of Williamson **)**

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$ 391,000.00.**

Affiant

Sworn and subscribed before me on this the 27th day of April, 2021.

Notary Public

TISHA C. BALDWIN NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

My Commission Expires: 1-23-23

True Copy Certification

I, Desiree Sailema, do hereby make oath that I am a licensed attorney and/or the 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 Tennessee

County of Williamson

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

Notary's Signature

My Commission Expires: 01/23/2023

