Karen Johnson Davidson County
Batch# 681905 DEEDWARR
07/22/2021 03:20:30 PM 3 pgs
Fees: $18.00 Taxes: $2,208.90
20210722-0098813

GENERAL WARRANTY DEED

This Instrument Was Prepared By:
Gregory S. Perrone, PC, 109 Westpark Dr., Ste. 330, Brentwood, TN 37027

Address New Owner:	**Send Tax Bills To:**	**Map/Parcel:**
Hayden Jaques and Colby Jaques **2207B 10th Ave S** **Nashville, TN 37204**	New Owner	**105-13-0B-001.00 CO**

State of Tennessee
County of Davidson

The actual consideration or value for this transfer, whichever is greater, is **$597,000.00**

Carmen Coats
Affiant

Sworn to and subscribed before me this 14th day of July, 2021.

Elza Whitfield
Notary Public

My commission expires: 5-5-2025

ELZA WHITFIELD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MAY 5, 2025

For and in consideration the sum of Ten and 00/100 Dollars ($10.00) cash in hand paid by the Grantee, hereinafter named, and other good and valuable consideration, the receipt and sufficiency of which is mutually acknowledged, **WON JAE HUH AND JEE YOON KIM, HUSBAND AND WIFE** (Collectively, the "Grantor"), has this day bargained and sold and does hereby transfer and convey unto **HAYDEN JAQUES AND COLBY JAQUES, HUSBAND AND WIFE** (Collectively, the "Grantee"), their successors and assigns, certain real estate in Davidson County, Tennessee, as described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit No. B, on the Horizontal Property Regime for 2207 Townhomes, as recorded in the Master Deed of record in Instrument No. 20050208-0014709, as amended in Instrument No. 20151002-0100734, Register's Office for Davidson County, Tennessee, to all of which reference is hereby made for a more complete description together with an undivided percentage interest in the common elements allocated to said unit as set forth in said Master Deed.

Being the same property conveyed to WON JAE HUH AND JEE YOON KIM, HUSBAND AND WIFE, by deed from MARY V. SHASTEEN, of record in Instrument No. 20160802-0079618, dated August 1, 2016, said Register's Office.

This is improved property known as **2207B 10th Avenue South, Nashville, TN 37204.**

To have and to hold said real estate, with the appurtenances, estate, title, and interest belonging to the said Grantee, his successors and assigns forever. Grantor covenants that it is lawfully seized and possessed of the said real estate in fee simple, and has a good right to convey it, and that the same is unencumbered, unless otherwise herein set out.

Grantor further covenants and binds itself, its successors, assigns and representatives, to warrant and forever defend the title to the said land to the said Grantee, his successors 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.

IN WITNESS WHEREOF, the Grantor has hereunto set its hand on this 19 day of July 2021.

GRANTOR:

WON JAE HUH

JEE YOON KIM

STATE OF Tennessee
COUNTY OF Williamson

On this 19 day of July, 2021, before me personally appeared Won Jae Huh and Jee Yoon Kim, 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 who acknowledged the execution of the same to be his/her free act and deed.

Witness my hand and official seal on this 19 day of July, 2021.

Notary Public
My Commission Expires: 10-2

GREGORY S. PERRONE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Tennessee Certification of Electronic Document

I, Steven T. Morris, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 07/21/2021 (date ~~of document~~).

Affiant Signature

07/21/2021
Date

State of TN

County of DAVIDSON

Sworn to and subscribed before me this 21st day of July, 2021.

Notary's Signature

MY COMMISSION EXPIRES: 5-5-2025

ELIZA WHITFIELD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MAY 5, 2025

NOTARY'S SEAL

202107220098813