Karen Johnson Davidson County
Batch# 1021091 DEEDWARR
06/29/2023 03:06:30 PM 3 pgs
Fees: $18.00 Taxes: $2,035.00
20230629-0049899

Prepared by:
Amy Cross Nance
Attorney at Law
103 Forrest Crossing Blvd Suite 205
Franklin, TN 37064
615-794-5644

JAKE MOORE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $550,000.00

Jongmin Oh
Affiant

Subscribed and sworn to before me this 29 **day of June, 2023.**

Notary Public
My commission expires: 9-21-26

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Jongmin Oh and Hyeji Oh 3609 Four Leaf Way Antioch, TN 37013	Guaranteed Rate 5409 Maryland Way #140 Brentwood TN 37027	182-15-0B-188-00

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 **Brock Allton and Anna G. Allton, husband and wife** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Jongmin Oh and Hyeji Oh, husband and wife** 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 Lot No. 188, on the plan of Final Plat Clover Glen, Phase 4, as shown on plat of record in Instrument No. 20190718-0070553, Register's Office for Davidson County, Tennessee, reference to which is hereby made for a more complete description.

Being the same property conveyed to Brock Allton and Anna G. Allton, husband and wife, by deed from Meritage Homes of Tennessee Inc., an Arizona Corporation of record in Instrument No. 20210405-0044139, Register's Office for Davidson County, Tennessee, and dated April 2, 2021.

This conveyance is made subject to the following:

1. Taxes and assessments for the year 2023 and subsequent years, which are not yet due and payable

2. All matters appearing on the plan of Clover Glen of record in Instrument No. 20190718-0070553 Register's Office for Davidson County, Tennessee.

3. Declaration of Restrictions and Covenants for Stormwater Facilities and Systems of record in Instrument No. 20161027-0113628 Register's Office for Davidson County, Tennessee.

4. Subject to the Covenant, Condition, or Restriction, recorded as Instrument #20180608-0055284 and amended in Instrument No. 20190213-0013583 and Instrument No. 20230313-0018000 in the official records of the Davidson County Register of Deeds.

This property is improved property known as 3609 Four Leaf Way, Nashville, 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 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 27th day of June, 2023.

Brock Allton

Anna G. Allton

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 27th day of June, 2023, before me personally appeared Brock Allton and Anna G. Allton, 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's (or persons') free act and deed.

Witness my hand, at office, this 27th day of June, 2023.

Notary Signature
My commission expires: 2/7/27

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

- The text of a certification of an electronic document must be in the following form.

I, Emma Howard, 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 electric document is a true and exact copy of the original document executed and authenticated according to law on 06/27/23 (date of document).

Emma Howard

Affiant Signature

Date: 06/27/23

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 27 day of June, 2023.

Rachel Marie Collins

Notary Signature

MY COMMISSION EXPIRES: 3.6.2024

Notary's Seal (if on paper)

