Karen Johnson Davidson County
Batch# 1171513 DEEDWARR
08/16/2024 03:34:30 PM 4 pgs
Fees: $23.00 Taxes: $2,353.20
20240816-0063213

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY Fidelity Residential Solutions 89 Headquarters Plaza, Suite 1406 Morristown, NJ 07960 890739 M-C-00312362-1 TO-19706	STATE OF TENNESSEE COUNTY OF Williamson The actual consideration or value, whichever is greater, for this transfer is $636,000.00 Affiant Subscribed and sworn to before me, this the 4th day of June 2024. Notary Public My commission expires: _____ (Affix Seal)

MARY KATHRYNE LAWSON
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on
05/09/2026
DAVIDSON COUNTY

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
NAME: **Young Ae Kim and Doo Yeob Koo**	NAME: **New Owner**
STREET ADDRESS: **6517 Chessington Drive Nashville, TN 37221**	STREET ADDRESS:
MAP & PARCEL NO.: **155-08-0C-235.00-CO**	

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, Benjamin F. Thompson and Ann W. Thompson, husband and wife hereinafter called Grantor, has bargained and sold, and by these presents do hereby transfer and convey unto

Young Ae Kim and Doo Yeob Koo, wife and husband

hereinafter called Grantee, his/her heirs and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto, located in Davidson COUNTY, STATE OF TENNESSEE, more particularly described as follows:

See Exhibit A

This is improved property known as: 6517 Chessington Drive, Nashville, TN 37221

To have and to hold the said tract or parcel of land, with all the appurtenances, estate, title and interest thereto belonging to the said Grantee, his/her heirs and assigns, forever; and I do covenant with the said Grantee that I am 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; and I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his/her heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS MY/OUR SIGNATURE(S) THIS 4th day of June, 2024.

x BF Thompson
Benjamin F. Thompson

x Ann W. Thompson
Ann W. Thompson

State of Tennessee }
County of williamson } ss

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Benjamin F. Thompson, married (fill in marital status), 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 that he/she/they executed the same as his/her/their free act and deed.

Witness my hand, at office, this 4th day of June, 2024.

IN WITNESS WHEREOF, I hereunder set my hand and official seal.

LUKE KELLUM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public
My commission expires 10-4-27

State of Tennessee }
County of williamson } ss

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Ann W. Thompson, married (fill in marital status), 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 that he/she/they executed the same as his/her/their free act and deed.

Witness my hand, at office, this 4th day of June, 2024.

IN WITNESS WHEREOF, I hereunder set my hand and official seal.

LUKE KELLUM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public
My commission expires 10-4-27

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 235 on the plan of Poplar Creek Estates, Phase Two, of record in Book 6900, Pages 339 through 347 inclusive, and amended in Book 7900, Pages 888 and 889, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Benjamin F. Thompson and Ann W. Thompson, husband and wife by Warranty Deed from Ed Atlas and wife, Jamie Atlas of record in Instrument No. 20130408-0034073 Register's Office for Davidson County, Tennessee, dated April 04, 2013 and recorded on April 08, 2013.

Certificate of Authenticity

I, Mary Kathryne Lawson, 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 06/04/2024.

Date

Affiant Signature

06/04/2024
Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 4th day of June, 2024.

Notary's Signature

ADELANDA E. DILWORTH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD
MY COMM. EXPIRES DEC 19, 2026

My Commission Expires: _____
Date

Notary's Seal (if on paper)