BOOK 10929 PG 874 Box 1

WARRANTY DEED

ANGELA M. LAKE NOTARY PUBLIC AT LARGE RUTHERFORD CO., TENN.

My Commission Expires 2-19-2002

STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$114,000.00**

* Berhanu A. Hailu
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **12TH DAY OF MAY, 1998.**

Angela M. Lake
Notary Public

MY COMMISSION EXPIRES:.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title & Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Berhanu A. Hailu	**First American National Bank**	**162-10-45**
(NAME)	(NAME)	
512 Michele Drive	**First American Center**	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	**Nashville, TN 37209**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **John D. Sullivan**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Berhanu A. Hailu and wife, Tarike Alebachew Ayalew**, 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. 45 on the Plan of the Resubdivision of Lots 42-59, on the Plan of Brook View Estates Section 1 of record in Plat Book 17, Page 4675, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to John D. Sullivan by deed of record in Book 6269, Page 145, Register's Office for County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐
This is improved ☒ property, known as **512 Michele Drive, Antioch, TN 37013**
(House Number) (Street) (P O Address) (City or Town) (Postal Zip)

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.

0437459
IDENTIF. & REFERENCE

98 MAY 13 PM 12:42
FELIX Z. [illegible] II REGISTER
DAVIDSON COUNTY, TN.

6816 05/13 0101 03CHECK 430.80

Witness my/our hand(s) this 12th day of May, 1998.

BOOK 10929 PG 875

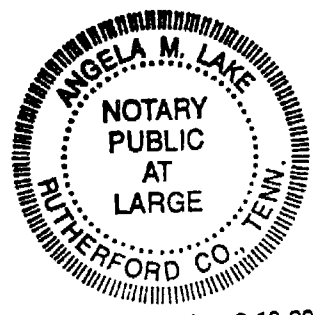
John D. Sullivan

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for said County and State, the within named John D. Sullivan bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.
Witness my hand and official seal at Antioch, TN, this 12thday of May, 1998.

Commission Expires:_____

Angela M. Lake
Notary Public



My Commission Expires 2-19-2002

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10929 PG 876

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 114000.00
CON TX 421.80
PRFEE 1.00
WDEED 8.00
TOTAL 430.80

CHECK 430.80
05/13/98 01 12:47 0001 6816

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0437459
IDENTIF. # REFERENCE

98 MAY 13 PM 12:42
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1292832