Box 1

WARRANTY DEED

STATE OF **TENNESSEE**
COUNTY OF **RUTHERFORD**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$149,500.00**

Fouad H Hawila
Affiant

NOTARY PUBLIC LARGE RUTHERFORD COUNTY, TENN.

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **28TH DAY OF JULY, 2000.**

Notary Public

MY COMMISSION EXPIRES: February 18, 2001.
(AFFIX SEAL)

Instr:200007310074950 Page: 1 OF 2
REC'D FOR REC 07/31/2000 8:41:17AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $553.15

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

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Fouad H. Hawila	**Bank of America, FSB**	**150-8-110**
(NAME)	(NAME)	
1005 Dove Creek Court	**8300 Norman Center Drive #1000**	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	**Bloomington, MN 55437-1091**	
(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, **Jon David Alexander and Liah Kraft Kristaine**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Fouad H. Hawila and Zeina M. Hawila husband and wife**, 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.407 on the Plan of Somerset, Phase I of record in Plat Book 6900, Page 690 and 691, Register's Office for said County, to which reference is made for a more complete description.

This lot is part of a planned unit development and subject to the declaration of covenants, by-laws, conditions and restrictions of record in Book 7619 Page 679, Book 7619 Page 647, Book 7675 Page 923, Book 7776 Page 826, Book 8708 Page 630, said Register's Office.

Being the same property conveyed to Jon David Alexander and Liah Kraft-Kristaine by deed of record in Book 9666, Page 305, Register's Office for Davidson County, Tennessee.

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

unimproved ☐

This is improved ☒ property, known as **1005 Dove Creek Court, 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.

Witness **my/our hand(s)** this **28th day of July, 2000**.

Jon David Alexander

Lia Kraft-Kristaine

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 Jon D. Alexander and Lia Kraft-Kristaine the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Antioch, Tennessee, this 28th day of July, 2000.

Commission expires:
2-18-01

Notary Public

H. PARKER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENNESSEE