BOX 13

WARRANTY DEED

Box 13
1686

Davidson County DEEDWARR
Recvd: 05/08/01 17:16 2pgs
Fees:11.00 Taxes:876.90

20010508-0047837

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $237,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28TH DAY OF APRIL, 2001.

Notary Public

MY COMMISSION EXPIRES: May 26, 2002.

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 3354 Perimeter Hill Dr. Ste. 142, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Abdul Timimi	Abdul Timimi	**119-5-370 and 119-5-369**
(NAME)	(NAME)	
2632 Nolensville Rd.	owner	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	,	
(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, **W. H. Emery A/K/A William H. Emery**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ABDUL TIMIMI AND AZIZ ALTAMIMI**, 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:

Tract # I: Being the westerly part of Lot No. 1 on the map of Coleman's Subdivision of Part of Lot No. 1 of Patterson's Land, as of record in Book 421, Page 149 Register's Office for said County, and in Book 1973, Page 311, said Registers Office, and more particularly described according to a survey May 9, 1975, by harold H. Cole, Surveyor as follows:
Said part of Lot No. 1 begins at an iron pin in the easterly right-of-way of Nolensville Pike, said point being a corner to Lot No. 2; thence with said right-of-way and the edge of a sidewalk, N. 27 deg. 00 min. W. 62.00 feet to a point; thence on a curve to the right with a radius of 15.05 feet a distance of 29.86 feet to a point in the southerly margin of Whitsitt Road; thence with said road margin, N. 86 deg. 39 min. E 65.50 feet to an iron pin, a corner to Nelson Pointer; thence with his line, S. 22 deg. 24 min E. 68.61 feet to an iron pin in the northerly boundary line of said Lot No. 2; thence with the northerly boundary line of said Lot No. 2, S. 77 deg. 09 min. W. 78.10 feet to the beginning, containing 6098.40 square feet, more or less.

Being the same property as conveyed to W. H. Emery and wife, Maxine H. Emery by deed of record in Book 4918, Page 504, said Register's Office. The said Maxine H. Emery having been deceased. 12/17/95 W#E

Tract II: Being Lot No. 2 on the Map of Coleman's Subdivision, of part of Lot No. 1 of Patterson's lands, as of record in Book 421, Page 149, Register's Office for said County and excluding property to the State of Tennessee, by deed of record in Book 1973, Page 311, said Register's Office, and more particularly described accorning to a survey May 9, 1975, by Harold H. Cole, Surveyor, as follows:
Said Lot No. 2 begins at an iron pin, in the easterly right-of-way of Nolensville Pike, said point being a corner to Lot No. 1; thence with the southerly boundary line of Lot No. 1 north 77 deg. 09 min. east 138.10 feet to an iron pin in the westerly line of an alley; thence with the line of said alley, south 19 deg. 36 min. east 35.00 feet to an iron pin, a point in the northerly boundary line of Lot No. 3; thence with the northerly boundary line of Lot No. 3 south 71 deg. 04 min. west 130.70 feet to a point in the easterly right-of-way line of Nolensville Pike; thence with said right-of-way and the edge of a sidewalk north 27 deg. 00 min. west 50.12 feet to the beginning, containing 5643.49 square feet, more or less.

Being the same property as conveyed to William H. Emery and wife, Maxine Emery of record in Book 5194, Page 727, Register's Office for Davidson County, TN. The said Maxine Emery having been deceased.

unimproved ☐
This is improved ☒ property, known as and 2636 2632 Nolensville Rd., Nashville, TN 37211
(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 April, 2001.

W. H. Emery

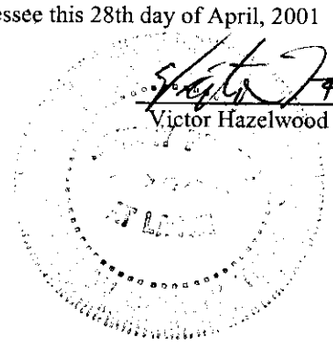
STATE OF TENNESSEE

COUNTY OF DAVIDSON

.Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William H. Emery A/K/A W. H. Emery 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 purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee this 28th day of April, 2001

Commission expires: May 26, 2002



Victor Hazelwood Notary Public