WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDAON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $129,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31ST DAY OF MAY, 2002.

Notary Public

MY COMMISSION EXPIRES: November 27, 2004.

(AFFIX SEAL)

DEBORAH K. DEVINE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

#277

RETURN TO.

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 109 Kenner Avenue, Nashville, TN 37205

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Alan W Shell	Mortgage Resources Inc.	149-1B-23
(NAME)	(NAME)	
505 Eversholt Court	404 BNA Drive, Suite 400	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Nashville, TN 37217	
(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, Maher Ayoub, and wife Nadia R Hussein, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Alan W Shell, and wife Melissa J Shell, 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. 314 on the Plan of Piccadilly Square, Phase III, of record in Book 6250, Page 892, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a complete description thereof.

Being the same property conveyed to Maher Ayoub and wife, Nadia R. Hussein, by Warranty Deed from William Arthur Howell, unmarried, dated October 23, 1997, of record in Book 10665, Page 881, Register's Office for Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as 505 Eversholt 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.

Davidson County DEEDWARR
Recvd: 06/20/02 12:15 2pgs
Fees:13.00 Taxes:477.30
20020620-0074622

Witness my/our hand(s) this 31st day of May, 2002.

Maher Ayoub

Nadia Hussein

Nadia R Hussein

STATE OF TENNESSEE

COUNTY OF DAVIDAON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Maher Ayoub and Nadia R. Hussein, 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 Nashville, Tennessee this 31st day of May, 2002.

Commission expires: November 27, 2004

DEBORAH K. DEVINE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

Deborah K. Devine

Deborah K. Devine Notary Public