WARRANTY DEED

Davidson County DEEDWARR
Recvd: 07/29/03 15:15 2pgs
Fees:13.00 Taxes:499.50

20030729-0106687

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $135,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21ST DAY OF JULY, 2003.

My Commission Expires Jan. 25, 2006

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
216 Centerview Drive
Suite 139
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mohammed A. Kokoy	Mohammed A. Kokoy	148-01 132
(NAME) 256 Wallace Road	(NAME)	
(ADDRESS) Nashville, TN 37211	(ADDRESS)	
(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, **Andrea Carroll and David Carroll** , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Mohammed A. Kokoy and Wife, Basoz S. Kokoy** , 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:

Certain real property situate in Davidson County, Tennessee, and described more particularly as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 247 on the Plat of Hillbrook, Section IV, as of record in Book 3842, Page 7, Register's Office for said County.

Said Lot No. 247 fronts 75 feet on the northerly side of Wallace Road and runs back between parallel lines 150 feet to a dead line.

Being the same property conveyed to Andrea Bass and Donna Bass Stilts, both a (1/2) one-half interest, subject to the life estate reserved to Faye T. Bass, by deed dated 2/7/92 of record in Book 8547, Page 422, Register's Office for said County, Tennessee. Also, Being the same property conveyed to Andrea Bass by Quit-Claim Deed dated 12/9/93 of record in Book 9186, Page 680, Register's Office for Davidson County, Tennessee. Andrea Bass is a.k.a. Andrea Carroll. The said Faye T. Bass having since died.

David Carroll joins in the execution of this instrument to convey any marital interest he may have in said property.

This conveyance is subject to all easement and restrictions of record.

unimproved ☒

This is improved ☐ property, known as 256 Wallace Road, 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 21st day of July, 2003.

Andrea Bass

Andrea Carroll

David Carroll

STATE of Tennessee
COUNTY of Williamson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Andrea Carroll* and David Carroll, the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that they executed the within instrument for the purposes therein contained.

* a/k/a Andrea Bass

Witness my hand and Official seal this 7/21/2003

My Commission Expires:_____

Notary Public

My Commission Expires Jan. 25, 2006

JEFF DAVID NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENNESSEE

File Number23070221

RETURN TO:
Cumberland Title Company
216 Centerview Drive
Suite 139
Brentwood, TN 37027