WARRANTY DEED

When recorded, return to:
The Home Closing Company, Inc.
214 Centerview Drive, Suite 225
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $116,000.00

Jeffrey C. Horn
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31ST DAY OF OCTOBER, 2003.

C. M. Corriveau
Notary Public

MY COMMISSION EXPIRES: 06-18-05
(AFFIX SEAL)

CHRISTOPHER M. CORRIVEAU NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TENNESSEE

Davidson County DEEDWARR
Recvd: 11/05/03 13:37 2pgs
Fees:13.00 Taxes:429.20

20031105-0162404

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
Lida Efaat Mohammadkha	Lida Efaat Mohammadkha	120-13-0-072.00
(NAME) 1113&1115 Tara Ann Court	(NAME) 7207 Mark Drive Nashville, TN 37221	
(ADDRESS) Nashville, TN 37217	(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, Norma Tillman , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lida Efaat Mohammadkha and Mohsen Bokharaeikashi , 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:

BEING Lot Nos. 15A and 15B, Zone Lot Division, Lots 13, 15, 16, 20 & 22, Section 3, and Lot 9 & 10 of Section 1, of Seven Oaks Estates of record in Plat Book 6250, Page 413, amending Plat Book 5200, Page 760, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Norma Tillman by deed from Jamie S. Brodie of record in Deed Instrument No. 20020612-0071771, Register's Office for said County.

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

unimproved ☐

This is improved ☒ property, known as 1113&1115 Tara Ann Court, Nashville, TN 37217

(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 31st day of October, 2003.

Norma Tillman

Norma Tillman

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 Norma Tillman the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that * executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 10/23/2003

My Commission Expires:_____

Notary Public

My Commission Expires Jan. 25, 2006

JEFF FARRIS
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENNESSEE

File Number23100309
RETURN TO:
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216 Centerview Drive
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Brentwood, TN 37027