WARRANTY DEED

PICK-UP

Davidson County DEEDWARR
Recvd: 07/02/04 15:50 2pgs
Fees:13.00 Taxes:584.60

20040702-0079496

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $158,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF JUNE, 2004.

NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENNESSEE

Notary Public

MY COMMISSION EXPIRES: June 21, 2008.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TN Title Partners, LLC, 7101 Executive Center Drive, Suite 297, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kyla E Wilson	America's Wholesale Lender	161-090-112.00
(NAME)	(NAME)	
417 Hill Road	P. O. Box 10212	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37220	Van Nuys, CA 91410	
(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, **Merdan Mohammed, an unmarried person**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Kyla E Wilson, an unmarried person**, 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 No. 13-B on the Plan of the zone lot division of Lot 13, Section One, Brentwood Meadows, of record in Book 6250, Page 294, Register's Office for Davidson County, Tennessee, to which references hereby made for a more complete and accurate legal description.

Being same property conveyed to Merdan Mohammed, unmarried by deed dated February 28, 2003 from Kevin M. Hailey, unmarried of record in Instrument No. 20030307-0030343, re-recorded in Instrument No. 20030421-0052186, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 417 Hill Road, Nashville, TN 37220

(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 hand this 30th day of June, 2004.

Merdan Mohammed

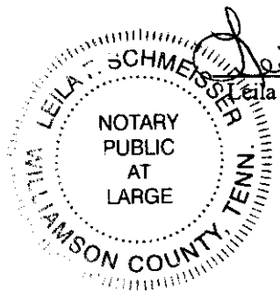
STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Merdan Mohammed, unmarried, the bargainors with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and whom acknowledged that they executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Brentwood, Tennessee this 30th day of June, 2004.

Commission expires: June 21, 2008



Leila F. Schmeisser Notary Public