20B

WARRANTY DEED

MARY BRIGHT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 24, 2007

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 188,000.00

Doris Coley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF May 2005

Mary Bright
Notary Public

MY COMMISSION EXPIRES: 11/24/07
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
AmTitle & Escrow, LLC, 515 Rivergate Parkway, Suite 111, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Adel Gayed	SAME	MAP 034-09
(NAME)	(NAME)	
701 Ashley Court		PARCELS 096 &
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013		098
(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, Ronald A. Hasty and wife, Linda Crook Hasty

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Amir Abaskhron and Adel Gayed and Hany Abskhroun

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:

Land in Davidson County, Tennessee, being the southerly part of Lots Nos. 43, 44, and 45, Block "A" on the Plan of Edenwold City, as of record in Book 421, Page 123, Register's Office for Davidson County, Tennessee, desribed as follows:

BEGINNING at an iron pin in the northerly margin of Shakespeare Ave., the common corner of Lots Nos. 42 and 43; thence with the line between said two lots, northwardly 43.5 feet to an iron pin; thence north 71 deg. 17' west 64.6 feet to an iron pin in the easterly margin of Gallatin Pike or Highway 31 E as widened; thence with the margin of the same south 18 deg. 55' west 66.33 feet to the beginning of a curve; thence around said curve southeastwardly 20.44 feet to an iron pin in the northerly margin of Shakespeare Avenue; thence with the margin of the same eastwardly 76.88 feet to the beginning.

BEING the same property conveyed to Ronald A. Hasty and wife, Brenda A. Hasty by Quitclaim Deed from Laurence N. Papel, Trustee of record in Book 7182, page 113, Register's Office for Davidson County, TN The said Brenda A. Hasty having since died.

CONTINUED

unimproved (X)
This is improved ( ) property, known as 1484 Gallatin Road, Madison, TN 37115
(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 our hand s this 11th day of May, 2005

Ronald A. Hasty

Linda Crook Hasty

Davidson County DEEDWARR
Recvd: 05/17/05 10:04 3 pgs
Fees:18.00 Taxes:695.60

20050517-0055370

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 Ronald A. Hasty and wife, Linda Crook Hasty

the bargainor, S, 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 Goodlettsville, Tennessee, this 11th day of May, 2005.

Commission expires

My Commission Expires NOV. 24, 2007

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ .

My commission expires _____

_____
Notary Public

LEGAL DESCRIPTION CONTINUATION

ADDRESS: 1484 Gallatin Road, Madison, TN 37115

TRACT II:

Land in Davidson County, Tennessee, being Lots Nos. 41 and 42 of Block "A" on the Plan of EDENWOLD CITY, as of record in Book 421, page 123, Register's Office for Davidson County, Tennessee, to which Plan is hereby referenced for a complete and accurate description thereof.

BEING the same property conveyed to Ronald A. Hasty and wife, Brenda A. Hasty by Warranty Deed from Arlin L. McRae and wife, Norma Jean McRae of record in Book 6704, page 354, Register's Office for Davidson County, TN The said Brenda A. Hasty having since died.

ADDRESS: 101 Shakespeare Avenue, Madison, TN 37115

Linda Crook Hasty joins in this conveyance for the purpose of conveying all right, title and interest in and to said property, marital or otherwise.

This conveyance is subject to taxes for the year 2005, and subsequent years, easements and restrictive covenants of record.