WARRANTY DEED

13.00
333.00
334.00

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS 90,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1ST DAY OF AUGUST, 2005.

Notary Public

MY COMMISSION EXPIRES: March 15, 2008.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lighthouse Title and Escrow, LLC, 301 S Perimeter Park, Suite 212, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Vatsana Ata	Same as Owner	162-13-0/145.00
(NAME)	(NAME)	
328 Cedarview Drive		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Davidson County DEEDWARR
Recvd: 08/03/05 14:42 2 pgs
Fees:13.00 Taxes:333.00
20050803-0091194

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, **Abdul Hakim Ata, married and Abdul Rashid Ata, married** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Vatsana Ata and Farida Ata** married to eachother 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. 14 on the plan of Dreamland Estates, Southeast section 1 of record in Plat Book 5200, page 646 Register's Office of Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Abdul Hakim Ata and Abdul Rashid Ata by Quitclaim Deed from Mark A. Ellmore, Trustee, dated April 30, 1991 and filed for record in Book 8347, page 838 and further conveyed by Quitclaim Deed from Abdul Hakim Ata and Abdul Rashid Ata to Abdul Hakim ata, married and Abdul Rashid Ata, married dated February 22, 2002 and filed for record in Instrument No. 20020405-0039581 register's Office of Davidson County, Tennessee.

Subject to any and all matters appearing on the plan of record in Plat Book 5200, page 646 Register's Office of Davidson County, Tennessee.

The 2005 County Taxes have been prorated and assumed by the Grantees.

Rahima Ata the spouse of Abdul Hakim Ata joins in this conveyance to convey any andall marital rights she may have in the subject property by virtue of her marriage to Abdul Hakim Ata.

Khadija Mohammadali Ata the spouse of Abdul Rashid Ata joins in this conveyance to convey any and all marital rights she may have in the subject property by virtue of her marriage to Abdul Rashid Ata.

unimproved ☐

This is improved ☒ property, known as 378 Cedarview Dr., 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 our hands this 1st day of August, 2005.

Abdul Hakim Ata

ABDUL RASHID ATA
Abdul Rashid Ata

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me Judith C. Jacobs the undersigned, a Notary Public in and for said County and state, the within named Abdul Hakim Ata and Abdul Rashid Ata, Rahima Ata and Khadija Mohammedjali Ata 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 Nashville, Tennessee this 1st day of August, 2005.

Commission expires: March 15, 2008

Judith C. Jacobs Notary Public