Davidson County DEEDWARR
Recvd: 07/11/06 10:18 5 pgs
Fees:28.00 Taxes:543.90
20060711-0083026

This instrument prepared by:
Ron A. Arp
5170 Hickory Hollow Parkway, Unit 817
Antioch, Tennessee 37013

WARRANTY DEED

TITLE OF DOCUMENT

ADDRESS NEW OWNER AS FOLLOWS:	**MAIL TAX STATEMENT TO:**	**MAP PARCEL NUMBERS:**
Hanin Rashid	Hanin Rashid	
5170 Hickory Hollow	5170 Hickory Hollow	Map/Parcel:
Antioch, TN 37013	Antioch, TN 37013	163-05-0A-027.00

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED FORTY SEVEN THOUSAND AND NO/100 DOLLARS ($147,000.00), cash in hand paid by the grantee and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Ron A. Arp, a married man who acquired title as an unmarried man, and joined by his spouse Cyndi Arp, has this day bargained and sold, and does hereby transfer and convey unto the said Hanin Rashid, a single person, Grantees herein, their successors and assigns, certain real estate in Davidson County, Tennessee as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 27 ON THE PLAN OF HICKORY HOLLOW TOWNHOMES (MILL PARK) PHASE I, OF RECORD IN PLAT BOOK 9700, PAGE 686, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION THEREOF.

Being the same property conveyed to Ron A. Arp, an unmarried man by Deed from NVR, Inc., a Virginia Corporation, successor by merger to NVR Homes, Inc., a Virginia Corporation, t/a Ryan Homes, a Virginia Corporation of record in Book 11460, Page 811, said Register's Office.

The express purpose of this conveyance is to Transfer title.

This is unimproved ( ) property known as 5170 Hickory Hollow Parkway, Unit 817, Antioch, Tennessee 37013
Improved ( )

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee, its successors and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances of record in the Register's Office of Davidson County, Tennessee.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, its successors and assigns, against the lawful claims of all person, claiming by, through or under the Grantor, but against none other.

Whenever 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 this 28th day of June, 2006, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Ron A. Arp

ACKNOWLEDGMENT

STATE OF Georgia)
COUNTY OF Athens-Clarke) ss

Personally appeared before me, Jennifer Veal, a Notary Public in and for said County and State, **Ron A. Arp**, the within named bargainor, individual(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Given under my hand and official seal of office at 104 Sweet Magnolia Lane Eatonton, GA 31024 this 28th day of June, A.D., 2006.

NOTARY STAMP/SEAL

NOTARY PUBLIC
Notary Commission Expires: 11-30-2009

JENNIFER VEAL
Notary Public, Athens-Clarke County, Georgia
My Commission Expires November 30, 2009

After Recording Return to: Contemporary Title Solutions - 20 E. McDermott Dr. Allen, Texas 75002 866-396-0909

06002327

Witness our hand this 28th day of June, 2006, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Cyndi Arp

Cyndi Arp

ACKNOWLEDGMENT

STATE OF TN)
COUNTY OF Monroe) ss

Personally appeared before me, David R Gardner, a Notary Public in and for said County and State, **Cyndi Arp,** the within named bargainor, individual(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Given under my hand and official seal of office at _____ this 29 day of June, A.D., 2006.

NOTARY STAMP/SEAL

David R Gardner
NOTARY PUBLIC

Notary Commission Expires: 1-23-10

DAVID R. GARDNER
NOTARY PUBLIC
STATE OF TENNESSEE
NOTARY PUBLIC
MONROE COUNTY

AFFIDAVIT OF VALUE

STATE OF Georgia)
COUNTY OF Athens-Clarke)

The actual consideration or value whichever is greater, for this transfer is $ 147,000

Subscribed and sworn to before me this the 28th day of June, 2006

(Affix Seal)

Ron R. Alp
Affiant

Notary Public
My Commission Expires: 11-30-2009

JENNIFER VEAL
Notary Public, Athens-Clarke County, Georgia
My Commission Expires November 30, 2009

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot 27 on the Plan of Hickory Hollow Townhomes (Mill Park) Phase I, of record in Plat Book 9700, Page 686, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

Being part of the same property conveyed to Ron R. Arp, by deed from NVR, Inc., a Virginia Corporation, Successor by Merger to NVR Homes, Inc., a Virginia Corporation, t/a Ryan Homes, a Virginia Corporation of record in Book 11460, Page 811, Register's Office for Davidson County, Tennessee.

PID: 163-05-0A-027.00