Infinity Title, LLC
402 BNA Dr. #401
Nashville, TN 37217

This instrument prepared by:
Lehman Land Title, Inc.
6 Cadillac Drive Suite 190
Brentwood, TN 37027
(615) 371-8999

File No.: **2086**

Davidson County DEEDWARR
Recvd: 07/20/06 09:57 3 pgs
Fees:18.00 Taxes:858.03
20060720-0087514

WARRANTY DEED

THIS INDENTURE, made and entered into this July 13, 2006, by and between **Samuel M. Woods, Jr. and wife, Syrita L. Woods**, parties of the first part, and ~~XXXXXX~~ Rejeb Ferhan, party of the second part,

WITNESSETH: This for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part had bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described Real Estate, situated and being in the City of **Antioch,** County of **Davidson**, State of **Tennessee**, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 247 ON THE PLAN OF OAK HIGHLANDS, PHASE THREE, 1ST REVISION, A PLANNED UNIT DEVELOPMENT, OF RECORD IN INSTRUMENT NUMBER 20020122-0008284, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A COMPLETE AND ACCURATE DESCRIPTION OF SAID LOT.

BEING THE SAME PROPERTY CONVEYED TO SAMUEL M. WOOD, JR. AND WIFE, SYRITA L. WOODS BY DEED FROM S & Y CONSTRUCTION, A SOLE PROPRIETORSHIP, RECORDED ON THE 29TH DAY OF JULY, 2003 IN INSTRUMENT NO. 20030729-0106494, IN THE REGISTER'S OFFICE FO DAVIDSON COUNTY, TENNESSEE.

This conveyance is made subject to: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

Parcel ID # **173-04A 303.00 CO**
X Improved OR
☐ Unimproved property located at: **5428 Oak Chase Drive, Antioch, TN 37013**

TO HAVE AND TO HOLD the aforesaid Real Estate together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his/her heirs, successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that he/she is lawfully seized in fee simple of the aforedescribed real estate; that he/she has good right to sell and convey the same; that the same is unencumbered, EXCEPT as set forth herein, and that the title and quiet possession thereto he/she warrants and forever defends against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.
WITNESS the signature of the party of the first part of the day and year first above written.

Samuel M. Woods

Syrita Woods

STATE OF Tennessee

COUNTY OF Maury

Before me, the undersigned a Notary Public in and for said County and State, duly commissioned and qualified, personally appeared **Samuel M. Woods, Jr. and wife, Syrita L. Woods** to me known to the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same for the purposes therein contained as his/her free Act and Deed.

Witness my hand and Notarial Seal this 13th day of July, 2006.

Notary Public

My Commission Expires: 4-20-09

MANUEL D. YOUNG
STATE OF TENNESSEE
NOTARY PUBLIC
MAURY COUNTY, TENN.

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Owner's Name: Ferhan Rejeb

and Address: **5428 Oak Chase Drive, Antioch, TN 37013**

Mail tax bills to, (Person or Agency responsible for payment of taxes) :
Ferhan Rejeb
5428 Oak Chase Drive, Antioch TN 37013

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, or we, hereby swear and affirm that, to the best of the affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $231,900.00 which amount is equal or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 13th day of July, 2006.

Notary Public

My Commission Expires: 12/21/09

TRACY A. HOBBY
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY