WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $52,000.00

Karwan Farag
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26TH DAY OF JULY, 2006.

Heidi Jo Clayton
Notary Public

MY COMMISSION EXPIRES: 7.25.09
(AFFIX SEAL)

Heidi Jo Clayton Notary Public My Comm. Exp 07/25/09 State Of TENNESSEE Davidson County

THIS INSTRUMENT WAS PREPARED BY
Advantage Title and Escrow, 3354 Perimeter Hill Dr. Ste. 142
Nashville, Tennessee 37211

BOX 13 # 11930

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Karwan Farag	First Horizon Home Loan Corporation d/b/a First Tennessee Home Loans	147-3B-26
(NAME)	(NAME)	
370 Wallce Road G-5	1555 W. Walnut Hill Lane Suite 200	
(ADDRESS)	(ADDRESS)	
Nashville, Tennesee 37211	Irving, TX 75038	
(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, Adil A. Zangana, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Karwan Farag unmarried, 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 Unit No. G-5, of Southern Hills Condominiums, created under Title 66, Chapter 27, Section 101, et. Seq., as amended, Tennessee Code Annotated, and as established by Master Deed of record in Book 6594, Page 502, Register's Office for Davidson County, Tennessee. Together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Southern Hills Condominium as set forth in Exhibit A-2 of said Master Deed for a more complete identification and description of such Unit.

Being the same property conveyed to Adil A. Zangana, by deed of record in Instrument No. 20050517-0055458, Register's Office for Davidson County, Tennessee.

This instrument is executed on behalf of Adil Zangana by Soran Qaradadhl as his Attorney In Fact pursuant to recorded Power of Attorney of record in Instrument No. 20060803-0094851, in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐

This is improved ☒ property, known as 370 Wallace Road Condominium G-5, 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.

Davidson County DEEDWARR
Recvd: 08/03/06 13:42 2 pgs
Fees:13.00 Taxes:192.40

20060803-0094852

Witness my hand this 26th day of July, 2006.

* Adil A. ZANGana

by Soran Qaradadhi
Adil A. Zangana
his Atty in fact

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this the 26th day of July, 2006, before me personally appeared Soran Quaradadhl, the person who executed the foregoing instrument on behalf of Adil A. Zangana and who acknowledged that he/she executed the same as the free act and deed of the said Adil A. Zangana, through Power of Attorney granted him/her by the said Adil A Zangana

Witness my hand and official seal at Nashville, Tennessee this 26th day of July, 2006.

Commission expires:

Heidi Jo Clayt
Notary Public

Heidi Jo Clayton
Notary Public
My Comm. Exp
07/25/09
State Of
TENNESSEE
Davidson County