WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATON OR VALUE, WHICHEVER IS GREATER, FORTHIS TRANSFER IS **$170,200.00**

Melissa Woodward
AFFIANT

SUBSCRIBED AND SWORN BEFORE ME, THIS THE 20th DAY OF NOVEMBER, **2006.**

NOTARY PUBLIC

MY COMMISION EXPIRES 3/17/07
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 11/27/06 08:55 2 pgs
Fees:13.00 Taxes:629.74
20061127-0145563

LISA M. VASKE NOTARY PUBLIC AT LARGE SUMNER COUNTY TN

THIS INSTRUMENT WAS PREPARED BY
STATEWIDE TITLE AND ESCROW LLC 109 CUDE LANE, MADISON, TN 37115

Address New Owner(s) As Follows:	*Send Tax Bills To:*	Map and Parcel Number:
ASHRAF S. KHALIL	new owners	**150-3-423**
3504 THORNE HILL DRIVE		
ANTIOCH, TN 37013		

FOR AND IN CONSIDERATION OF THE SUM OF **$172,200.00**, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

BRYAN WILLIAMS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO,

ASHRAF S. KHALIL, AN UNMARRIED MAN

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN PARCEL OR TRACT OF LAND IN **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 469, on the Plan of Section Ten, "The Country", of record in Book 6900, Page 394, Register's Office for said County.

Said Lot No. 469, fronts 88.96, feet on the easterly margin of Thornehill Drive and extends back 146.34, feet on the northerly line and 162.88, feet on the southerly line to a dead line in the rear measuring 76.80, feet thereon.

Being the same property conveyed to Bryan Williams and wife, Jacqueline M. Williams by Deed from Phillips Builders, Inc. dated 06/30/93 and filed for record on 07/08/93 in Book 9009, page 97, and re-recorded in Book 9026, page 685, Register's Office for Davidson County, Tennessee. Jacqueline M. Williams is deceased, date of death being 11/29/05.

Subject to all matters of record in the Plan of Record in Plat Book6900 page 394, said Register's Office.

Subject to restrictions of record in Book 6900 Page 394 said Registers office.

Subject to easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

Subject to all taxes for the year 2007 and all subsequent years, a lien but not yet due and payable.

This ( )Unimproved
(X) Improved property is known as: **3504 THORNE HILL DRIVE ANTIOCH, TN 37013**

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 not 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 ever 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 my hand this 20 day of **NOVEMBER, 2006**

BRYAN WILLIAMS

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **BRYAN WILLIAMS**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 20 day of Nov., 2006.

SUMNER COUNTY TENN. LORAS VASKE NOTARY PUBLIC AT LARGE (SEAL)

NOTARY PUBLIC

My Commission expires: 02-02-09