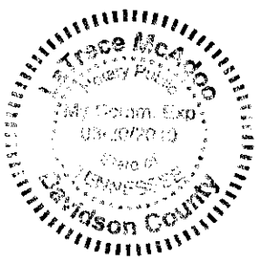
WARRANTY DEED



STATE OF Tennessee
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $315,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8TH DAY OF AUGUST, 2008.

Notary Public

MY COMMISSION EXPIRES: 3/20/2010

(AFFIX SEAL)

Box 13
#14412

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

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Walid Abdalla	New owner	119-13-335
(NAME)	(NAME)	
315 Belinda pKy		
(ADDRESS)	(ADDRESS)	
Mt. Juliet TN 37122		
(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, I, Peyman Noman, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Walid Abdalla, 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. 62 on the Map of Pleasant View Subdivision of Mrs. McCombs Property, Nolensville Road, as of record in Book 421, Page 134, Register's Office for said County.

Said Lot No. 62 fronts 66 feet on the easterly side of Nolensville Road, as shown on said Plan, and extends back between lines 160 feet to an alley and measures 66.7 feet thereon.

Including but excluding therefrom that part taken for Nolensville Road, by deed from Mrs. Nannie B. Burton to the State of Tennessee, of record in Book 1973, Page 319, Register's Office for said County.

Being the same property conveyed to Peyman Noman, by deed of record in Instrument No. 200711270137649, Register's Office for Davidson County, Tennessee.

This property is not a marital residence of the Grantors and as such is not subject to any homestead, dower or other marital interest as contemplated by T.C.A. 260-2-307 or other similar statute.

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

unimproved ☐

This is improved ☒ property, known as 3042 Nolensville Pike, 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: 08/12/08 09:58 2 pg
Fees:13.00 Taxes:1165.50
20080812-0082779

Witness my hand this 8th day of August, 2008.

Peyman Noman

STATE OF Tennessee

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Peyman Noman with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee this 8th day of August, 2008.

Commission expires: 3/20/2010

Notary Public

LaTrace McAdoo
Notary Public
My Comm. Exp.
03/20/2010
State of
TENNESSEE
Davidson County