Prepared by:
Amy Cross Nance
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111 Southeast Parkway Ct. Ste 200
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STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $134,000.00

EID T SAMAAN
Affiant

Subscribed and sworn to before me, this 24 day of June 2009.

Notary Public
My commission expires: 3/29/11

AMY CROSS NANCE NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

Address of New Owner:	Send Tax Bills to:	Tax Information
Eid T. Samaan	US Bank N.A.	151090B03200CO
5220 Sunsail Dr.	4801 Frederica St.	
Antioch TN 37031-0000	Owensboro, KY 42301	

Davidson County DEEDWARR
Recvd: 06/25/09 08:17 3 pgs
Fees:18.00 Taxes:495.80
20090625-0058999

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged P. C. Mixon and wife, Gloria Mixon hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to Eid T. Samaan and Mari Sami Agaybi husband and wife hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 32 on the Plat of Phase 1-A, Revision One, Lakeside Cove at Percy Priest, of record in Instrument No. 200412020143540, a revision of Instrument # 2004100200126312, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to P.C. Mixon and wife, Gloria Mixon, by deed dated August 17, 2005 from Centex Homes, a Nevada General Partnership, of record in Instrument No. 20050823-0100233, Register's Office for Davidson County, Tennessee

This conveyance is made subject to the following: 1) 2009 taxes, a lien which are not yet due and payable. 2) All matters appearing on plan of Lakeside Cove at Percy Priest of record in Instrument No. 20041202020143540, a revision of Instrument No. 200410200126312, Register's Office for Davidson County, Tennessee 3) Restrictions of record in Instrument No. 20041105-0133677, Register's Office for Davidson County, Tennessee 4) Easement granted to the United States of America for transmission line of record in Book 2336, page 614 5) 20 foot waterline easement across northwesterly portion of record in Deed Book 8175, Page 783 6) TVA easement across westerly portion of record in Deed Book 4428, Page 571 7) Easement for Sanitary Sewer and/or Storm

Drainage of record as Instrument No. 20020212-0018699

This property is improved property known as 5220 Sunsail Dr., Antioch, Tennessee 37031-0000

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 24th day of June, 2009.

P. C. Mixon

Gloria Mixon

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named P. C. Mixon and Gloria Mixon, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 24th day of June, 2009.

Notary Public

My Commission expires: 3/29/11

FILE NO: 06167

Amy Cross Nance
State of Tennessee Notary Public
Williamson County

I, Rosemary Smithson, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Williamson

Personally appeared before me, Amy Cross Nance, a notary for this county and state, Rosemary Smithson who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

MY COMMISSON EXPIRES: 3/29/11.

