REcord & Return to: Grissim Title & Escrow, LLC, 2309 Crestmoor Road, NAshville, TN 37215

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $119,800.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27TH DAY OF MAY, 2010.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 7, 2013

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
Lisa Kittelsen	Franklin Synergy Bank	14810011600
(NAME)	(NAME)	
3904 Keeley Drive	3301 Aspen Grove Drive Suite 200	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37211	Franklin TN 37067	
(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, Ziad Salih and wife Keser Muhammed, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lisa Kittelsen a single woman, 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. 110 on the Plan of Blanchard Heights, Section I as shown by plat of record in Plat Book 2663, page 62 and page 63, and amended in Book 2799, page 243, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Ziad Salih, by deed of record in Instrument No. 20050609-0066077, Register's Office for Davidson County, Tennessee. Ziad Salih and Ziyad Yahya Salih being one and the same.

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

Keser Muhammed joins in this conveyance, with the consent of the grantor spouse, for the purposes of waiving homestead and/or other marital rights that may be granted to a spouse by law in the property.

unimproved ☐

This is improved ☒ property, known as 3904 Keeley Drive, 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.

BILL GARRETT, Davidson County
Trans:T20100034353 DEEDWARR
Recvd: 06/07/10 10:31 2 pgs
Fees:13.00 Taxes:443.26
20100607-0043909

Witness my hand this 27th day of May, 2010.

* Ziyad Salih by K S his attorney in fact
Ziad Salih

*
Keser Muhammed

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this the 27th day of May, 2010, before me personally appeared Keser Muhammed, the person who executed the foregoing instrument on behalf of Ziad Salih and who acknowledged that she executed the same as the free act and deed of the said Ziad Salih, through Power of Attorney granted her by the said Ziad Salih

Witness my hand and official seal and Nashville TN this 27th day of May, 2010

Kasey Kelchner State of Tennessee Notary Public My Comm. Exp. 1/21/2013 Rutherford County

Notary Public

TENNESSEE
DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Keser Muhammed 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 27th day of May, 2010.

Commission expires:

Kasey Kelchner State of Tennessee Notary Public My Comm. Exp. 1/21/2013 Rutherford County

Notary Public