WARRANTY DEED

RETURN TO
GREATER NASHVILLE
TITLE & CLOSING CO.
200 MADISON STREET
MADISON, TN 37115

DEANIE L. GREGORY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $29,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th day of November, 2010.

Deanie L. Gregory
Notary Public

MY COMMISSION EXPIRES: March 03, 2014

(AFFIX SEAL)

Deanie L. Gregory, Atty. **THIS INSTRUMENT WAS PREPARED BY**
Greater Nashville Title and Closing Company, 200 Madison Street, Madison, TN 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Gullizar Abdullah	Gullizar Abdullah	11902024400
(NAME)	(NAME)	
300 Bakertown Road, Apt. J 17	300 Bakertown Road, Apt. J 17	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Antioch, TN 37013	
(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, SHR Properties, LLC, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gullizar Abdullah, 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. 169 on the Plan of Sterling Heights, Section 5, of record in Book 1835, Page 37, Register's Office for Davidson County, Tennessee to which plan reference is here made for a complete description thereof.

Said Lot No. 169 fronts 75 feet on the southwesterly side of Glenrose Avenue and extends back 199 feet on the southeasterly line and 200.4 feet on the northwesterly line to a dead line in the rear measuring 75.7 feet thereof.

Being the same property conveyed to SHR Properties, LLC by Cash Deed For Tennessee from The Secretary of Housing and Urban Development, Washington, D. C. which deed is recorded as Instrument No. 20101022-0084826 in the Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO PROPERTY TAXES FOR 2011 AND SUBSEQUENT YEARS; FURTHER SUBJECT TO RESTRICTIVE COVENANTS OF RECORD IN BOOK 1787, PAGE 427 AND BOOK 1914, PAGE 500, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE AND FURTHER SUBJECT TO NOTES, EASEMENTS, BUILDING SETBACK LINES, ETC., IF ANY, AS MAY BE SET FORTH ON THE PLAN OF STERLING HEIGHTS, SECTION 5, OF RECORD IN BOOK 1825, PAGE 37, SAID REGISTER'S OFFICE.

unimproved ☐

This is improved ☑ property, known as 53 Glenrose Avenue, Nashville, TN 37210
(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.

Witness my hand this 4th day of November, 2010.

SHR PROPERTIES, LLC
BY: _____
Greg K. Self, Administration Member

SHR PROPERTIES, LLC
BY: _____
John L. Hickman, Administrative Member

BILL GARRETT, Davidson County
Trans:T20100070646 DEEDWARR
Recvd: 11/08/10 09:35 2 pgs
Fees:13.00 Taxes:109.15
20101108-0089217

File No.: 2010-0202
TN Warranty Deed

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned authority of the State and County aforesaid, personally appeared Greg K. Self and John L. Hickman, with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence), and who, upon oaths, acknowledged themselves to be the Administrative Members of SHR Properties, LLC, a Limited Liability Company, and that they as such Administrative Members, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the Limited Liability Company by themselves as such Administrative Members.

Witness my hand and official seal at office at Madison, Tennessee, this the 4th day of November, 2010.

My commission expires: 3/3/2014

Diane L. Gregory

Notary Public

