BILL GARRETT, Davidson County
Trans: T20110011008 DEEDWARR
Recvd: 02/23/11 11:16 2 pgs
Fees: 13.00 Taxes: 915.75
20110223-0014783

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $247,500.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF February, 2011.

Notary Public
MY COMMISSION EXPIRES: 4-23-14
File No. G11-1877W

TAMMY MORRIS STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
James A. Graham and Lisa H. Graham (NAME)	SAME (NAME)	160-16-B-31
6096 Brentwood Chase Drive (STREET ADDRESS)	(STREET ADDRESS)	
Brentwood, TN 37027 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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 HEREBYACKNOWLEDGED, WE, **Shazia Tariq, married**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **James A. Graham and Lisa H. Graham, husband and wife**, 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. 31 on the plan of REVISION ONE, SECTION ONE, BRENTWOOD CHASE, as shown by plat of record in Plat Book 9700, Page 936-941, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Shazia Tariq, married from Jeffrey M. Dendy and wife, Nanette F. Eldridge Dendy, by Deed dated December 31, 2004, as Instrument No. 200501110003998, in the Register's Office for Davidson County, Tennessee.
Tariq Waqar joins in this conveyance for the purpose of conveying any interest he or she may have in said property, particularly marital interest.

Subject to any and all plats, easements, restrictions, and other matters of record.
The 2010 taxes have been paid by the Grantor and the current taxes have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.

This is improved property, known as 6096 Brentwood Chase Drive, Brentwood, TN 37027.

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. Whenever 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/our hand(s) this 18th day of February, 2011.

Shazia Tariq

Shazia Tariq

February 18, 2011
Date

Tariq Waqar

Tariq Waqar

February 18, 2011
Date

STATE OF MARYLAND

COUNTY OF MONTGOMERY

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

Witness my hand and official seal, this 18th day of February, 2011.

My Commission Expires: 11/6/2011

Notary Public

CHARLES M BADAWU
Notary Public
Prince George's County
Maryland
My Commission Expires Nov 6, 2011

PREPARED BY AND RETURN TO:

SMITH.SHOLAR.MILLIKEN.PLLC.
P.O. BOX 663
GALLATIN, TN 37066