WARRANTY DEED

Davidson County DEEDWARR
Recvd: 06/08/11 12:08 3 pgs
Fees:18.00 Taxes:3422.50
20110608-0043880

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $925,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS **26th** day of **May, 2011**

Notary Public

MY COMMISSION EXPIRES:

AFFIX SEAL

CHRIS CANTRELL
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 5, 2015

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow, LLC, 9175 Carothers Parkway, Suite 110, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP/PARCEL NUMBER:
Rodger Head and Denise Head	NEW OWNER	104-02780
(NAME)	(NAME)	
2015 Belmont Blvd		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37212		
(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 hereby acknowledged, **Kamleh Yassin Titi, a married woman**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Rodger Head and wife, Denise Head**, 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 the South one-half of Lot 135 on the Map of Belmont Land Company's Plat of Lots called "Belmont Heights" as of record in Book 421, page 34, Register's Office for Davidson County, Tennessee.

Said part of Lot 135 fronts 50 feet on the westerly side of Belmont Boulevard and extends back 175 feet more or lessm on the North line and 178.8 feet on the South line to a 15 feet alley, on which it measures 50.18 feet.

Being the same property conveyed to Yaseen I. Titi by Warranty Deed dated September 14, 1993 from H. Lynn Greer, Jr., Trustee of record in Book 9082, page 423, Register's Office for Davidson County, Tennessee. By Quitclaim Deed of record in Instrument No. 20041026-0128405, said Register's Office, Yaseen I. Titi conveyed all of his right, title and interest in subject property to Kamleh Yassin Titi.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐

This is improved X property, known as 2015 Belmont Blvd, Nashville, TN 37212

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, has 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 our hands this **26th** day of **May, 2011**

Kamleh Yassin Titi

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, **Kamleh Yassin Titi**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this **26th** day of **May, 2011**

Notary Public

CHRIS CANTRELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 5, 2015

My commission expires: _____

I, Dawn D Chase do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document 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 TN

County of Williamson

Personally appeared before me, Laurie M. Harris notary public for this county and state Dawn D. Chase who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

MY COMMISSION EXPIRES: 12-10-2012

Notary's Seal (If on paper)

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registers prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subdivision (2).