WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20120006993 DEEDWARR
Recvd: 01/30/12 12:54 2 pgs
Fees:13.00 Taxes:629.00
20120130-0008280

State of Tennessee)
County of Davidson)

G#23674-2

The actual consideration or value, whichever is greater, for this transfer is **$170,000.00**

Affiant

Subscribed and sworn to before me, this the 18th day of January, 2012.

Notary Public

My commission expires:
(AFFIX SEAL)

DAVID R.A. ROETGER
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 07-21-2013

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Emad Mehany and Eriny Sokkar	U.S. Bank	**Map 150-14-0-B Parcel 050.00CO**
3317 Forest Breeze Dr	P.O. Box 20005	
Antioch, TN 37013	Owensboro, Ky 42304-0005	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

John T. Gregath and Kay Gregath, husband and wife

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Emad Mehany and Eriny Sokkar, 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. 35 on the Final Plat of Hamilton Church Subdivision, Phase II, a Planned Unit Development, as of record in Instrument No. 20070425-0049479, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description thereof.

BEING the same property conveyed to John T. Gregath and Kay Gregath, husband and wife, by Special Warranty Deed dated August 17, 2010, from CRM Central Properties, LLC, of record in Instrument No. 20100818-0065161, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to Declaration of Protective Covenants, of record in Instrument No. 20030822-0122292, said Register's Office; Amended and Restated Declaration of Protective Covenants, Conditions, Restrictions and By-Laws for Hamilton View, of record in Instrument No. 20070329-0037535, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantees herein.

This is improved property, known as: **3317 Forest Breeze Drive, Antioch, TN 37013**.

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 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 our hands this **18th** day of **January, 2012.**

John T. Gregath

Kay Gregath

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **John T. Gregath and Kay Gregath, husband and wife,** the within named sellers, 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 **18th** day of **January, 2012.**

Notary Public

My Commission Expires: 2/24/13

JOHN T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY