File No. 120501

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20120038544 DEEDWARR
Recvd: 05/25/12 11:10 2 pgs
Fees:13.00 Taxes:577.20

20120525-0045436

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $156,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24TH DAY OF MAY, 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 PREPARED BY:
Hallmark Title Company
100 Bluegrass Commons Boulevard, Suite 115, Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Emad Samir	Acopia, LLC	062-02-0B-189.00
(NAME)	(NAME)	
4171 Longfellow Dr.	306 Northcreek Blvd, Suite 100	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	Goodlettsville, TN 37072	
(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, WE, Surindra Pal and Sukhvinder Kaur, husband and wife, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Emad Samir and Samia Zaky Samir, 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 Number 195, on the Plan of Abbington Park, a Planned Unit Development, Phase One, Section Four, of record in Instrument Number 20050110-0003256, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to Surindra Pal and Sukhvinder Kaur, husband and wife, by Warranty Deed from Beazer Homes Corp., a Tennessee corporation, dated 5/24/06 and recorded 5/26/06 in Instrument Number 20060526-0062221, Register's Office for Davidson County, Tennessee.

Surindra Pal executed this instrument on behalf of Sukhvinder Kaur pursuant to a Power of Attorney of record in Instrument No. ____*____, Register's Office, Davidson County, Tennessee.

*20120525 0045435

unimproved ☐

This is improved ☒ property, known as 4171 Longfellow Dr., Nashville, TN 37214

(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

File No. 120501

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 24th day of May, 2012.

Surindra Pal

Sukhvinder Kaur
By: Surindra Pal, Attorney-in-Fact
Attorney in Fact

Rebecca Campbell
State Of Tennessee Notary Public
Sumner County

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Surindra Pal with whom I am personally acquainted and who acknowledged that he executed the within instrument on behalf of Sukhvinder Kaur as her Attorney in Fact as the free act and deed of the within named Surindra Pal.

Witness my hand and official seal this 24th day of May, 2012.

Commission expires: 1/26/14

Rebecca Campbell
Notary Public

STATE OF TENNESSEE

COUNTY OF DAVIDSON

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

Witness my hand and official seal this 24th day of May, 2012.

Commission expires: 1/26/14

Rebecca Campbell
Notary Public

Rebecca Campbell
State Of Tennessee Notary Public
Sumner County