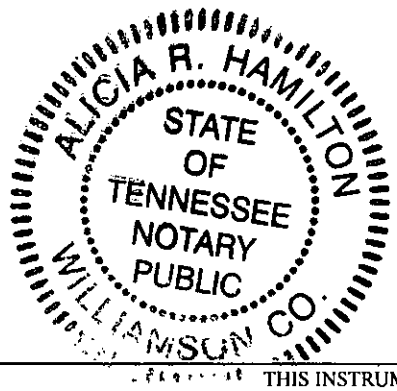
Return To:
MH&S Law Firm
1804 Williamson Ct. Ste 201
Brentwood, TN 37027
615-377-3319

(2)



STATE OF TENNESSEE
COUNTY OF Williamson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $127,000.00.

Melissa Hooker
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF July, 2011.

NOTARY PUBLIC

My Commission expires: 9-23-13

THIS INSTRUMENT PREPARED BY:
MOUNTAIN LAW GROUP, LLC
1616 WESTGATE CIRCLE, BRENTWOOD TN 37027
Telephone: 615.844.6161 Facsimile: 888.422.5090

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
J. Jordan Fairback 220 Shawn Drive Nashville, TN 37211	Newowner	13311019600

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00) cash in hand paid by the hereinafter named GRANTEES, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby acknowledged, we,

Sawsan Ghahem and Husband, Mustapha Haydous

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do hereby convey, transfer, remise, release and relinquish unto

J. Jordan Fairback, an unmarried woman

hereinafter called the **GRANTEES**, their successors, heirs and assigns, all of **GRANTORS'** right, title and interest in and to a certain tract or parcel of land, situated in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot Number 182 on the Plan of Valley View Meadows, Section Three, as of record in Book 3700, Page 93, Register's Office for Davidson County, Tennessee, to which said plan reference is here by made for a more complete and accurate legal description thereof.

BEING the same property conveyed to Sawsan Ghanem, Married, by Cash Deed of record, recorded April 23, 2012, in Intrument No. 20120423-0034211, Register's office for Davidson County, Tennessee.

The above legal description is the correct legal description for the property being conveyed. The prior deed erroneously refers to Book 3600 for the plat reference and it is incorrectly referenced in several prior deeds. Correct plat reference is Book 3700 as was referenced in the Warranty Deed of record in Book 10427, page 519, RODC.

This conveyance is subject to any and all zoning regulations, building restrictions and set back lines, if any, easements and right-of-way for public utilities.

County and/or City taxes for the year 2012, a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the Grantor paying his prorata share thereof to Grantees who will be responsible for payment of said taxes.

The above-described property is improved property known as: 220 Shawn Drive, Nashville, Tennessee 37211.

TO HAVE AND TO HOLD the said tract or parcel of land, with all the appurtenances, estate, title, hereditaments and interest thereto belonging to the said **GRANTEES**, their heirs, successors and assigns in fee simple forever.

GRANTORS covenant with said **GRANTEES** that **GRANTORS** are lawfully seized and possessed of said land in fee simple, have full power and lawful authority to sell and convey the same, and that the same is free, clear and unencumbered, unless otherwise set out herein. **GRANTORS** do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the **GRANTEES**, its successors 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.

BILL GARRETT, Davidson County
Trans:T20120056810 DEEDWARR
Recvd: 08/02/12 07:24 2 pgs
Fees:13.00 Taxes:469.90



20120802-0068148

IN WITNESS WHEREOF, **GRANTORS** have caused this instrument to be executed on this 27th day of July, 2012.

"GRANTORS"

Sawsan Ghanem by Mustapha Haydous as attorney in fact
Sawsan Ghanem by Mustpha Haydous as Attorney In-Fact

Mustapha Haydous
Mustpha Haydous

ACKNOWLEDGMENT: All acknowledgments shall be under the seal of office of the officer taking same.

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Mustpha Haydous as Attorney In Fact for Sawsan Ghanem, a within named bargainor/s, with whom I am personally acquainted (or proved to me his identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that such person/s executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 27th day of July, 2012.

PATRICIA HODGES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My commission expires: 5/8/16 (Seal)

Notary Public

My Commission Expires 5/8/16

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Mustpha Haydous, individually, a within named bargainor/s, with whom I am personally acquainted (or proved to me his identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that such person/s executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 27th day of July, 2012.

PATRICIA HODGES NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My commission expires: 5/8/16 (Seal)

Notary Public

My Commission Expires 5/8/16