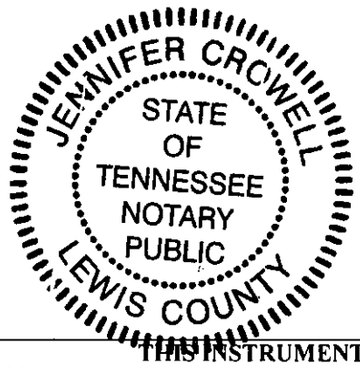
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, $166,000.00.

Affiant

Subscribed and sworn to before me this 4th day of September, 2012.

Notary Public

My Commission expires: 3/18/14
(Affix Seal)

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Jennifer Lovell	F & M Bank	150150B03000CO
420 Jenny Ruth Pt	10 Cadillac Drive Suite 100	
Antioch, TN 37013	Brentwood, TN 37027	

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Ahmed Himeidi, and wife Maria Himeidi**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Jennifer Lovell and Christopher Lovell, Wife and Husband and Carol Lovell, a Married Woman**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot 30, as shown on the map entitled Final Plat of Edison Park (formerly Painter) of record in Instrument Number 20060726-0090090, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Ahmed Himeidi, and wife Maria Himeidi, from Avenue Bank by Special Warranty Deed on October 29, 2009, of record in Instrument Number 20091103-0101412, Register's Office for Davidson County, Tennessee.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- Taxes and assessments for the year 2012 and subsequent years, a lien, but not yet due and payable.
- Subject to all matters as shown on the Plan of record in Instrument Number 20060726-0090090, Register's Office for Davidson County, Tennessee.
- Covenants, conditions, and restrictions as set forth in instrument recorded in Instrument Number 20060831-0107891, Register's Office for County, Tennessee.
- Charter for Edison Park HOA of record in Instrument Number 20060724-0089083 Register's Office for Davidson County, Tennessee.
- Storm Water Detention Agreement of record in Instrument Number 20050603-0063189, Register's Office for Davidson County, Tennessee.
- Sanitary Sewer and/or strom drainage easement of record in Instrument Number 20060504-0052044, Register's Office for Davidson County, Tennessee.

This is improved property known as: **420 Jenny Ruth Point, Antioch, TN 37013**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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:T20120068012 DEEDWARR
Recvd: 09/11/12 10:27 2 pgs
Fees:13.00 Taxes:614.20
20120911-0082246

WITNESS our hands this September 4, 2012.

Ahmed Himeidi

Maria Himeidi

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Ahmed Himeidi, and wife Maria Himeidi** to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this September 4, 2012

My commission expires 1-6-14

Notary Public

JENNIFER R. PIERCE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY