BILL GARRETT, Davidson County
Trans:T20130045587 DEEDWARR
Recvd: 05/31/13 14:44 3 pgs
Fees:18.00 Taxes:447.70
20130531-0055227

ADDRESS OF NEW OWNER:
AND SEND TAX BILLS TO:
Phillip Jeries Husari
721 Rivergate Parkway
Goodlettsville, TN 37072

THIS INSTRUMENT WAS PREPARED BY:
KELLY & SMITH
121/125 PUBLIC SQUARE
GALLATIN, TENNESSEE 37066

MAP AND PARCEL #034-01-0-056.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **ONE HUNDRED TWENTY-ONE THOUSAND AND NO/100 ($121,000.00) DOLLARS**, cash in hand paid, the receipt of which is hereby acknowledged, **I, GORDON F. McCAMMON,** a married man, have this day bargained and sold and by these presents do hereby transfer and convey unto **PHILLIP JERIES HUSARI, SALIM HUSARI, TOMMY DABIT and HANA DABIT, a one-fourth (1/4) undivided interest each,** their heirs and assigns, the following described lot or parcel of land situated in DAVIDSON COUNTY, Tennessee, as follows:

> BEING Lot No. 67 on the Plan of Echo Meadows, as of record in Book 2331, Page 64, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description of said lot.
>
> BEING the same property conveyed to Gordon F. McCammon by deed from Linda S. Dotson, dated August 26, 2006 and filed for record as Instrument #20060922-0117677, in the Register's Office for Davidson County, Tennessee.
>
> This property is not the homestead of the Grantor herein.

TO HAVE AND TO HOLD the above described lot or parcel of land, together with all the improvements thereon and the appurtenances thereunto belonging, unto the said GRANTEES, their heirs and assigns, in fee simple forever.

I COVENANT with the said GRANTEES that I am lawfully seized and possessed of the above-described lot or parcel of land, that I have a good right to convey same, and that the same is unencumbered, EXCEPT for 2013 real estate taxes which are to be pro-rated and

payment assumed by Grantees, applicable zoning and building regulations and permits and all visible easements.

I FURTHER COVENANT with the said GRANTEES and bind myself, my heirs and legal representatives, to warrant and forever defend the title to said lot or parcel of land, unto the said GRANTEES, their heirs and assigns, against all lawful claims of all persons whomsoever; EXCEPT as hereinabove set forth.

WITNESS our hands this the 24 day of May, 2013.

Gordon F. McCammon

GORDON F. McCAMMON

STATE OF TENNESSEE

COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Gordon F. McCammon, the bargainor, 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 at Gallatin, Tennessee, on this the 24 day of May, 2013.

Vicki Grantham

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5-25-16

VICKI GRANTHAM
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 05-25-2016

OATH

STATE OF TENNESSEE

COUNTY OF SUMNER

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is **$121,000.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

AFFIANT

SUBSCRIBED and sworn to before me, this the 24 day of May, 2013.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5-25-16

VICKI GRANTHAM
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 05-25-2016