File No. 130468

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20130046343 DEEDWARR
Recvd: 06/04/13 10:48 2 pgs
Fees:13.00 Taxes:453.25
20130604-0056209

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $122,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29TH DAY OF MAY, 2013.

Notary Public

MY COMMISSION EXPIRES: July 26, 2015.
(AFFIX SEAL)

JANET L. ADAMS NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY My Commission Expires 07-26-2015

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
Martin Clark	Martin Clark	142 04 0A 202.00 CO
(NAME)	(NAME)	
214 Old Hickory Blvd, Unit 202	214 Old Hickory Blvd.Unit 202	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	Nashville, TN 37221	
(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, Jaza A. Hassan and wife, Dashne Karim, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Martin Clark and wife, Okhee Clark, 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 Unit No. 202 on the Plan of Belle Forest, of record in Book 5200, Page 167, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description, together with the appurtenant interest in the common elements of Belle Forest, a horizontal property regime established by Master Deed of record in Book 5438, page 699, amended in Book 9908, page 982, said Register's Office.

Being the same property conveyed to Jaza A. Hassan by Deed from Bobbye D. Cole, an unmarried person, dated June 13, 2001, and recorded June 14, 2001, of record in Instrument No. 20010614-0063194, Register's Office for Davidson County, Tennessee.

The premises herein insured is a condominium apartment established pursuant to the provisions of the Tennessee "Horizontal Property Act" as set out in Section 64-2701 et seq. of the Tennessee Code Annotated and is subject to the provisions and requirements thereof; to the By-Laws for the administration thereof; to easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through, or upon the land embracing the regime and covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed and By-Laws establishing a Horizontal Property Regime of Belle Forest Homeowner's Association of record in Book 5438, page 699, as amended in Book 9908, page 982, said Register's Office.

Charter of Belle Forest Homeowner's Association of record in Book 6551, page 78, said Register's Office.

Leasing Rules of record in Instrument No. 20120125-0006973, said Register's Office.

Easement of record in Book 20000915-0091869, said Register's Office.

Dashne Karim, wife of Jaza A. Hassan, joins in to convey any interest she may have by reason of her marital status in subject property.

File No. 130468

unimproved ☐

This is improved ☒ property, known as 214 Old Hickory Blvd. 202, Nashville, TN 37221

(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 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 29th day of May, 2013.

Jaza A. Hassan

Dashne Karim

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jaza A. Hassan and wife, Dashne Karim, 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 29th day of May, 2013.

Commission expires: July 26, 2015

JENNIFER A. HOFFMAN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Notary Public