WARRANTY DEED

PATRICIA NICHOLLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ ~~65,000.00~~

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th day of May, 2014

Notary Public:

MY COMMISSION EXPIRES: 8/23/16
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Huda Al Abood	NEW OWNER	Parcel ID:
4000 Anderson Road # 73		136030A07300
Nashville, TN 37217		

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

Christy L. Porter, married, f/k/a Christy L. Parks

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto

Huda Al Abood

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 73, Building No. 10 on the Plan of Phase I, Priest Lake Park Condominium Townhomes of record in Plat Book 4460, Page 79, revised in Plat Book 4460, Page 88, Register's Office for said County, to which plan reference is made for a more complete description together with the appurtenant interest in the common elements of Priest Lake Park Condominium Townhouses, a horizontal property regime established by Master Deed and By-Laws of record in Book 4651, Page 412, clarified in Book 4943, Page 692, amended in Book 5189, Page 671, said Register's Office.

BEING the same property conveyed to Christy L. Parks by deed from Thomas A. Powers and Virginia M. Powers, of record in Book 11422, Page 46, dated March 31, 1999, Register's Office for said County.

This conveyance is subject to all terms and provisions of the Master Deed, Restrictions, and By-Laws, of record in Book 4651, Page 412; Book 4943, Page 692; Book 5189, Page 671; Book 5083, Page 417; Book 8115, Page 838; Book 9089, Page 765; Instrument 200101250116663; 200506210071262; 200602280022872; 200602280022873; Book 7679, Page 173; Book 8115, Page 849; Book 9089, Page 757; Book 9507, Page 606; Book 9927, Page 75; Book 4651, Page 412; Book 4943, Page 962; Book 5189, Page 671; and Instrument 200508170097909, said Register's Office.

This conveyance is made subject to: (1) 2014 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Plat Book 4460, Page 88, said Register's Office.

This property is not a marital residence and as such is not subject to any homestead, dower or other marital interest as contemplated by T.C.A. 26-2-307 or other similar statute.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 4000 Anderson Road # 73, Nashville, TN 37217

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 my hand this 5th day of May, 2014.

Christy L. Porter

Christy L. Porter

BILL GARRETT, Davidson County
Trans: T20140031930 DEEDWARR
Recvd: 05/08/14 10:23 2 pgs
Fees: 13.00 Taxes: 240.50

20140508-0039391

STATE OF MISSOURI
COUNTY OF Texas

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

Witness my hand and official seal this 2nd day of May, 2014.

My Commission Expires: July 19, 2016 Michelle Dawn Vestal
Notary Public

MICHELLE DAWN VESTAL
Notary Public - Notary Seal
STATE OF MISSOURI
Texas County
My Commission Expires: July 19, 2016
Commission # 12369587