WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140037922 DEEDWARR
Recvd: 05/30/14 14:53 2 pgs
Fees:13.00 Taxes:62.90
20140530-0046754

BRYAN D. SPICER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 09-12-2015

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $17,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27TH DAY OF MAY, 2014.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Bridgehouse Title, LLC, 342 Cool Springs Blvd., Suite 202, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ridgeview Properties, LLC	Ridgeview Properties, LLC	150-14-B-8.00 CO
(NAME)	(NAME)	
208 Augusta National Court	208 Augusta National Court	
(ADDRESS)	(ADDRESS)	
Franklin, TN 37069	Franklin, TN 37069	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **Salah Abdala and Nesren Barsom, husband and wife**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Ridgeview Properties, LLC, a Tennessee limited liability company**, 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 Lot No. 8, on the Plan of Hamilton Church Subdivision, Phase I, of record in Instrument No. 20050831-0104380 as corrected in Instrument No. 20070216-0019954, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Salah Abdala and Nesren Barsom, husband and wife, by Warranty Deed from Naser Ghaly, a married man and Medhat Wahba, a married man, dated January 29, 2014, of record in Instrument No. 20140131-0008738, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Taxes for the year 2014, which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the Plan of record in Plat Instrument No. 20050831-0104380 and corrected in Instrument No. 20070216-0019954; restrictions of record in Instrument No. 20030822-0122292 and 20070329-0037535; charter of record in Instrument No. 20070329-0037528; all of record in the Register's Office for Davidson County, Tennessee.

unimproved ☒
This is improved ☐ property, known as 3729 Lipton Place, Antioch, TN 37013
(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 27th day of May, 2014.

Salah Abdala

Nesren Barsom

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, in and for said County and State, appeared Salah Abdala and Nesren Barsom, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 27th day of May, 2014.

Notary Public

My Commission Expires:

BRYAN D. SPICER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 09-12-2016