Davidson County DEEDWARR
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Fees:23.00 Taxes:1258.00
20140613-0051652

This instrument prepared by:
Fidelity Residential Solutions
120 Longwater Drive
Norwell, MA 02061
724759 6069-001575
Kayla Bocchino

WARRANTY DEED

ADDRESS NEW OWNER(s) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
(NAME) ROBERT Y. SENTELL	(NAME) New Owner	86-04-DA-
(STREET ADDRESS OR ROUTE NUMBER) 8129 Middlewick Lane	(STREET ADDRESS)	04400 CO
(CITY) (STATE) (ZIP) Nolensville TN 37135	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Hassan El-Wahhabi and Gloria El-Wahhabi, husband and wife have this day bargained and sold, and do hereby transfer and convey unto the said Robert Y. Sentell and Regina Sentell, husband and wi the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson, Tennessee as follows:

See Attached Exhibit "A".

Being that same property described in and conveyed to the Grantor herein by Warranty Deed of record at Instrument No. _____ in the Register's Office of _____ County, Tennessee.

STATE OF TN
COUNTY OF Williamson The actual consideration or value whichever is greater, for this transfer is $ 340,000.00

Affiant _____

Subscribed and sworn to before me this the 5th day of June 2014

Notary Public _____

My commission expires: 12-6-16
(Affix Seal)

CHARLES A. SULLIVAN, JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires

This is unimproved ( ), known as 8129 Middlewick Lane, Nolensville, TN 37135
improved (X)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hand this 1st day of February, 2014, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Hassan El-Wahhabi

Gloria El-Wahhabi

STATE OF TN
COUNTY OF Williamson

Personally appeared before me, James Holder, a Notary Public in and for said County and State, Hassan El-Wahhabi, the within named bargainor married (fill in marital status), 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, at office, this 1 day of February, 2014.

Notary Public
(This area for official notarial seal)
My Commission Expires: July 18 2016

JAMES HOLDER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN
My Commission Expires: July 18, 2016

STATE OF TN
COUNTY OF Williamson

Personally appeared before me, James Holder, a Notary Public in and for said County and State, Gloria El-Wahhabi, the within named bargainor married (fill in marital status), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 1 day of February, 2014.

Notary Public
(This area for official notarial seal)
My Commission Expires: July 18 2016

JAMES HOLDER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN
My Commission Expires: July 18, 2016

EXHIBIT "A"

LEGAL DESCRIPTION

File No.: P14-5590-BW

Commitment No.: P14-5590-BW

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF DAVIDSON, STATE OF TENNESSEE, AND IS DESCRIBED AS FOLLOWS:

Land in Davidson County, Tennessee, being Lot No. 154 on the Final Plat of Burkitt Place, Phase 1-A, Section 2 of record in Instrument Number 20060315-0029571, as corrected by Surveyor's Certificate of Correction of record in Instrument No. 20060427-0048556, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Hassan El-Wahhabi and Gloria El-Wahhabi, husband and wife by Deed from Celebration Homes LLC of record at Instrument No. 20090805-0073368, Register's Office for Davidson County, Tennessee, dated July 30, 2009 and recorded on August 5, 2009.

True Copy Certification

I, Charles A. Sullivant, Jr., do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee
County of Williamson

Personally appeared before me, Mark B. Leedom, a notary public for this county and state, Charles A. Sullivant, Jr., who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 9/11/17
Notary' Seal (if on paper)

