BILL GARRETT, Davidson County
Trans:T20140073849 DEEDWARR
Recvd: 10/01/14 12:42 2 pgs
Fees:13.00 Taxes:925.00
20141001-0090599

This Instrument Prepared By:
Brentwood Title & Escrow, LLC.
320 Seven Springs Way, Suite 150
Brentwood, TN 37027
BW14409

Send Tax Bills To:
Peoples Home Equity
5205 Maryland Way, Ste. 101
Brentwood, TN 37027

New Owner is:
Omar Albayyati
5109 Greenleaf Dr.
Nashville, TN 37211

MAP: 181-01-0A

PARCEL: 084.00 CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Shelly R. Mason, unmarried**, hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **Omar Albayyati and Reem Alrujaybi, husband and wife**, hereinafter referred to as Grantee, its heirs and assigns, certain tracts or parcels of land in **Davidson** County, State of Tennessee, more particularly described as follows, to-wit:

Improved Property Known As: **6905 Sunnywood Drive, Nashville, TN 37211**

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows to-wit:

LAND in Davidson County, Tennessee, being Lot No. 17 on the Plan of Section Two, Sugar Valley, as shown on plat of record in Plat Book 11700, Page 67 (which amended Plat Book 9700, Page 374), Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more particular description.

BEING the same property conveyed to Shelly R. Mason, by Warranty Deed from Yazdian Construction, Inc., dated 5/11/00 and recorded 5/12/00 in Instrument No. 200005120048253, in the Register's Office of Davidson County, Tennessee.

SRM
Sellers Initials

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said tracts and parcels of land in fee simple, and have a good right to convey same and that same is unencumbered, except for the taxes for the current year and which have been prorated and assumed by the Grantee.

The Grantor does further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to the said tracts or parcels of land to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 29th day of September, 2014.

GRANTOR(S):

Shelly R. Mason.

SHELLY R. MASON

ACKNOWLEDGEMENT

STATE OF ~~TENNESSEE~~
COUNTY OF Davidson

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared **Shelly R. Mason**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal on this the 29th day of September, 2014.

MARGARET R. MEANS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT. 11, 2017

NOTARY PUBLIC
My Commission Expires:_____

STATE OF ~~TENNESSEE~~
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is **$250,000.00**.

Shelly R. Mason.

AFFIANT

SWORN TO and subscribed before me this 29th day of September, 2014.

MARGARET R. MEANS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT. 11, 2017

NOTARY PUBLIC
My commission expires:_____