BILL GARRETT, Davidson County
Trans:T20150004039 DEEDWARR
Recvd: 01/16/15 10:10 2 pgs
Fees:13.00 Taxes:447.70
20150116-0004682

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $121,000.00

Affiant

Subscribed and sworn to before me, this 2nd day of January, 2015.

Notary Public

My commission expires: SEP 2 0 2016

KRISTEN M. TRAINI Notary Public At Large SUMNER COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
1517 HUNT CLUB BLVD SUITE 200
GALLATIN, TN 37066

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
MICHAEL KEITH ALONSO	~~US BANK~~ NEWOWNER	**122010A36100CO**
231 BUCK RUN DR		
NASHVILLE, TN 37214		

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 ACKNOWLEDGE, WE,

BASIL J. ALKADHIMI, MARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

MICHAEL KEITH ALONSO, A SINGLE MAN

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. 28, in Woodland Point, Phase 9, a Private Element Horizontal Property Regime (being the Townhome Area at Woodland Point), located on Buck Run Drive and/or Antler Ridge Circle, Nashville, Davidson County, Tennessee and described in a Declaration of Covenants, Conditions and Restrictions for Woodland Point Townhomes, a Horizontal Property Regime with Private Elements of record as Instrument No. 20001011-0101044, Register's Office for Davidson County, Tennessee (the Original Declaration), Amended by First Supplementary Declaration of Covenants, Conditions and Restrictions for Woodland Point Townhomes of record as Instrument No. 20020725-0089575, said Register's Office (the First Supplement and the Original Declaration being collectively referred to as the Declaration), to which reference is hereby made. The easements, Restrictive Covenants, Conditions and Regulations imposed upon and relating to the units, Property co-owners and tenants of Woodland Point, covenants, conditions and regulations imposed upon and relating to the units property, co-owners and tenants of Woodland Point, Phase IX, a private Element Horizontal Property Regime, contained in the said declaration, the plan filed as Exhibit B, to the said First Supplement appearing at page 6 thereof, and Bylaws appended thereto as Exhibit B appearing at page 32 of the Original Declaration, said Register's Office are incorporated in this deed by reference and made part hereof the same as though copied herein.

BEING THE SAME PROPERTY CONVEYED TO BASIL J. ALKADHIMI, AN UNMARRIED MAN, BY DEED FROM ERIC SOX, DATED 07/15/2013 AND RECORDED ON 07/26/2013 IN INSTRUMENT NUMBER 20130726-0077985, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. HAYFAA JABAR KHALAF AL SARAJY JOINS IN THIS CONVEYANY TO TRANSFER ANY AND ALL MARITAL INTEREST SHE MAY HAVE IN THE PROPERTY.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (X) unimproved (____) property known as 231 BUCK RUN DR, NASHVILLE, TN 37214.

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 in 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/our hand(s) this 2nd day of January, 2015.

BASIL J. ALKADHIMI

HAYFAA JABAR KHALAF AL SARAJY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, BASIL J. ALKADHIMI AND HAYFAA JABAR KHALAF AL SARAJY, the within named Grantor(s), 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, at office, this 2nd day of January, 2015.

Notary Public

My Commission Expires: 8.18.18

