BILL GARRETT, Davidson County
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20150414-0032874

This document prepared by (and after recording return to):
Name: **William Davis, Attorney, P.C.**
Address: **219 Ward Circle, Ste 5**
City, State, Zip: **Brentwood, TN, 37027**
Phone: **615-369-0039**

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WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Ridgeview Properties, LLC,** and **Charles Galiwango, individually**, hereinafter referred to as "Grantor", has this day bargained and sold, and by these present does hereby transfer and convey unto **Salah Abdala and Nesren Barsom**, hereinafter "Grantee", the following lands and property, together with all improvements located thereon, lying in the County of Davidson, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 8, on the plan of Final Plat, Hamilton Church Subdivision, Phase I (also known as Hamilton View), as shown on plat of record in Instrument No. 20050831-0104380, as corrected in Instrument No. 20070216-0019954, Register's Office for Davidson County, to which reference is hereby made for a more complete description.

Being the same property conveyed to Naser Ghaly, a married man and Medhat Wahba, a married man by deed dated April 27, 2012 from Romany Saleh, unmarried of record as Instrument No. 20120501-0037112, said Register's Office. Further conveyed to Salah Abdala and Nesren Barsom, husband and wife by deed dated January29, 2014 as Instrument No. 20140131-0008738, said Register's Office. And subsequently conveyed to Ridgeview Properties, LLC a Tennessee limited liability company dated May 27, 2014 as Instrument No. 20140530-0046754, said Register's Office..

Map & Parcel 150-14B Parcel 8CO

This property is known as 3729 Lipton Place, Antioch, TN 37013

THIS CONVEYANCE IS SUBJECT to all encumbrances, easements, rights-of-way, restrictive covenants and other matters of public record as may affect the property, all matters of survey, taxes and assessments, and mineral reservations of record, if any but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604.

SUBJECT to Provisions of the Tennessee Condominium Act of 2008, TN Code Annotated, Sections 66-27-201 et seq., Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's assigns forever, with all appurtenances thereunto belonging.

GRANTOR does for Grantor and Grantors' heirs, personal representatives, executors and assigns forever hereby covenant with GRANTEE that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the lands against all claims whatsoever.

WITNESS Grantor's hand this the 2nd day of April, 2015.

Ridgeview Properties, LLC

BY GALIWANGO
Charles Galiwango, Chief Manager -Grantor

BY GALIWANGO
Charles Galiwango, individually- Grantor

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Charles Galiwango, Chief Manager of Ridgeview Properties, LLC, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained as the Chief Manager of Ridgeview Properties, LLC.

WITNESS my hand and official seal this 2nd day of April, 2015.

NOTARY PUBLIC

My Commission Expires: 12/27/2016

W. WILLIAM DAVIS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Charles Galiwango, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 24 day of April, 2015.

NOTARY PUBLIC

My Commission Expires: 12/27/2016

Grantee(s) Name, Address:	Send Tax Statement To:
Salah Abdala and Nesren Barsom	US Bank
3729 Lipton Place	7601 Penn Ave S #A1
Antioch, TN 37013	Richfield MN 55423

STATE OF TENNESSEE
COUNTY OF Williamson

I/we hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is **$208,800.00** which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

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

Affiant

(Seal)

Notary Public

My commission expires:

12/27/2016