Davidson County	**DEEDWARR**
Recvd: 05/04/15 15:31	**2 pgs**
Fees:13.00 Taxes:777.00	
20150504-0040403	

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $210,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 1st day of May, 2015.

Notary Public

MY COMMISSION EXPIRES: 5/20/17
(AFFIX SEAL)

KATRINA LEWIS
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires 05-20-2017

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow, 381 Mallory Station Rd, Suite 202, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO(S).
Salah R Ghaly and Amany Ghaly	Movement Mortgage, LLC	164 13 0 126.00
(NAME)	(NAME)	
6129 Bent Wood Drive	841 Seahawk Circle	
(ADDRESS)	(ADDRESS)	
Antioch TN 37013	Virginia Beach, VA 23452	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Two Hundred Ten Thousand And No/100 Dollars ($210,000.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **Robert H. Scales and wife, Anita O. Scales**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Salah R Ghaly and Amany Ghaly, husband and wife**, 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. 96 Section One on the Plan of Treehaven, of record in Book 9700, Page 579, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Robert H. Scales and wife, Anita O. Scales by Warranty Deed from Westminster Homes of Tennessee, Inc., dated March 03, 2000 and recorded March 09, 2000 as Instrument No. 20000309-0024655, in said Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 6129 Bent Wood Drive, Antioch, TN 37013

File Number: NAT-151110

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, has 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 1st day of May, 2015.

Robert H. Scales

Anita O. Scales

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

I,David Roetger, a Notary Public for the County and State listed above, do hereby certify that Robert H. Scales and wife, Anita O. Scales personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 1st of May, 2015.

Notary Public

My Commission Expires: 7-24-17

DAVID R. A. ROETGER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

True Copy Certification

I, Connie Buchanan, do hereby make oath that I am the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true correct copy of the original document executed and authenticated according to law.

Connie Buchanan

State of Tennessee/ County of Wilson SS:

Personally appeared before me, Shelly M. Smith, a notary public for this County and State, Connie Buchanan, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Shelly M. Smith

SHELLY M SMITH STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY My Commission Expires 04-24-2018