#9699

WARRANTY DEED

KASEY KELCHNER STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY My Commission Expires 01-24-2017

State of Tennessee
County of Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $110,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd day of July, 2015

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Return to: Advantage Title & Escrow, 3325 Aspen Grove Drive, Suite 104, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Abdirahman Sharif Omar Jabran Asad Baig	Abdirahman Omar	13308010200
(NAME)	(NAME)	
5100 Countryside Dr	3420 Donna Kay Dr	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37211	Nashville TN 37211	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, We, **Excellency Gates, Inc.,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Abdirahman Sharif Omar and Jabran Asad Baig,** 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. 105, on the Addition to Greenwood Hills, Section Four, of record in Plat Book 5210, page 77, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description thereof.

Being the same property conveyed to Excellency Gates, Inc. by deed of record in Instrument No. 20070515-0058290 , Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐

This is improved ☑ property, known as 3420 Donna Kay Drive, Nashville, TN 37211

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 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.

BILL GARRETT, Davidson County
Trans:T20150055265 DEEDWARR
Recvd: 07/08/15 15:25 2 pgs
Fees:13.00 Taxes:407.00

20150708-0066400

Witness my/our hands this 2nd day of July, 2015.

President

Excellency Gates, Inc. by Ezekiel Tsado, President

State of Tennessee
County of Williamson

Before me, the undersigned, a Notary Public in and for the state of County aforesaid, personally appeared Ezekiel Tsado with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledge himself to be the President of Excellency Gates, Inc. a corporation and that he as such President executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as President.
WITNESS my hand and seal this 2nd day of July, 2015.

Notary Public
My Commission Expires:

File No.: 9699

