This Instrument Was Prepared By:
Stockton Title and Escrow, LLC
646 McMurray Drive
Nashville, TN 37211

BILL GARRETT, Davidson County
Trans:T20150062227 DEEDWARR
Recvd: 07/29/15 10:43 2 pgs
Fees:13.00 Taxes:414.40
20150729-0074657

WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Valuable Investment Properties, LLC** (hereinafter collectively referred to as "Grantor") have this day bargained and sold and do hereby transfer and convey to **Waleed Hussain and Huda Nagim** (hereinafter referred to as "Grantee") its successors and assigns, forever, that certain parcel of real estate located in **Davidson** County, State of Tennessee, and being described as follows, to-wit:

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

Unit D-101 and Unit D-102, of Caldwell Court Condominiums created under Title 66, Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 6188, Page 744, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Units as set forth in Exhibit A-1 of said Master Deed, of which reference is hereby made for a more complete identification and description of said Unit.

Being the same property conveyed to Valuable Investment Properties, LLC by Quitclaim Deed from Dana Moore and wife, Janice Moore, recorded 3-31-06 as Instrument Number 20060331-0036594, Register's Office for Davidson County, Tennessee. Further being the same property conveyed to Dana Moore and wife, Janice Moore by Warranty Deed from Wills Napier Morgan, III, recorded 3-26-04 as Instrument Number 20040326-0034578, Register's Office for Davidson County, Tennessee.

Land located in Davidson County, Tennessee, to wit:

Unit F-113, Caldwell Court Condominiums created under Title 66, Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 6188, Page 744, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Caldwell Court Condominiums set forth in Exhibit A-2 of said Master Deed for a more complete identification and description of such Unit.

Being the same property conveyed to Valuable Investment Properties, LLC by Quitclaim Deed from Dana A. Moore, recorded 8-14-97 in Book 10569, page 46, Register's Office for Davidson County, Tennessee. Further being the same property conveyed to Dana A. Moore, unmarried, by Warrranty Deed from Carl B. Hopper and wife, Neilah C. Hopper, recorded 1-14-97 in Book 10318, page 556, Register's Office for Davidson County, Tennessee.

Land located in Davidson County, Tennessee, to wit:

Unit F-114, of Caldwell Court Condominiums created under Title 66, Chapter 27, Section 101, et. seq. as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 6188, Page 744, Registers Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the plat of Caldwell Court Condominiums set forth in Exhibit A-2 of said Master Deed for a more complete identification and description of such Unit.

Being the same property conveyed to Valuable Investment Properties, LLC by Quitclaim Deed from Dana A. Moore, recorded 8-14-97 in Book 10569, page 44, Register's Office for Davidson County, Tennessee. Further being the same property conveyed to Dana A. Moore, Unmarried, by Warranty Deed from Carl B. Hopper and wife, Neilah C. Hopper, recorded 1-13-97 in Book 10318, page 137, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title there unto belonging, unto the said Grantee (s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee that they are lawfully seized and possessed of said parcel of real estate, and that they have a good right to convey the same and that it is unencumbered, except for the lien of current year's property taxes, which taxes have been prorated between the parties herein.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate to the Grantee(s), their heirs and assigns against the lawful claims of all persons, whosoever.

Witness our hands this 27th day of July, 2015.

Valuable Investment Properties, LLC

BY: _____
Dana Moore

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for the County and State aforesaid, **Dana Moore, the Managing Member of Valuable Investment Properties, LLC** to me known to be the person(s) described in and who executed the foregoing instrument, and who acknowledged they executed the same as their free act and deed for the purposes therein contained.

Witness my hand and official seal this 27th day of July, 2015.

_____
Notary Public

GRANT B. STOCKTON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 06-21-2016

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is **$112,000.00** which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

_____
Affiant

Sworn to and subscribed before me this 27th day of July, 2015.

_____
Notary Public

My Commission Expires:_____

GRANT B. STOCKTON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 06-21-2016

Map and Parcel: 147-02-0B-063.00 CO
147-02-0B-064.00 CO
147-02-0B-115.00 CO
147-02-0B-116.00 CO

ADDRESS OF NEW OWNER
AND PERSON RESPONSIBLE FOR TAXES:

Waleed Hussain and Huda Nagim

5013 Packard Drive

Nashville, TN 37211