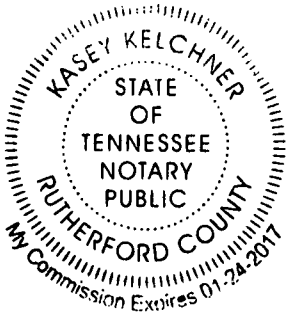
#9867

WARRANTY DEED



State of Tennessee
County of Williamson

THE ACTUAL CONSIDERATION OR VALUE, ~~WHICHEVER~~ IS GREATER, FOR THIS TRANSFER IS $159,000.00

A. K. A.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th 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
Amer Ameen Jwan Kojan	new owner	15005007400
(NAME)	(NAME)	
2945 Anderson Road		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37217		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

BILL GARRETT, Davidson County
Trans:T20150062561 DEEDWARR
Recvd: 07/30/15 09:57 2 pgs
Fees:13.00 Taxes:588.30
20150730-0075072

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, I, **George R. Eberdt, Trustee of the George R. Eberdt Revocable Living Trust dated August 19, 2013 amended December 9, 2013,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Amer Ameen and Jwan Kojan, 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 378, Section 2, FOREST VIEW PARK, as shown on plat of record in Plat Book 3842, Page 238, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to George R. Eberdt, Trustee of the George R. Eberdt Revocable Living Trust dated August 19, 2013, amended December 9, 2013, by deed of record in Instrument No. 20140414-0030965 , Register's Office for County, Tennessee.

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

unimproved ☐

This is improved ☑ property, known as 2945 Anderson Road, Nashville, TN 37217
(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.

Witness my/our hands this 29th day of July, 2015.

Trustee

George R. Eberdt, Trustee of the George R. Eberdt
Revocable Living Trust dated August 19, 2013,
amended December 9, 2013

State of Tennessee
County of Williamson

Personally appeared before me, a notary public in and for the state and county aforementioned, George R. Eberdt with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon his oath, acknowledged himself to be Trustee of The George R. Eberdt Revocable Living Trust dated August 19, 2013, amended December 9, 2013 and that he as such Trustee executed the foregoing instrument for purposes therein contained, by signing the name of the entity by himself as Trustee.

WITNESS my hand and seal this 29th day of July, 2015 .

Notary Public

My Commission Expires:

File No.:

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