This Instrument Prepared by:
Legends Title Services, LLC
2494 N. Mt. Juliet Road Suite 300
Mt. Juliet, TN 37122

WHEN RECORDED RETURN TO
Midtown Title, LLC
1704 Charlotte Avenue, #105
Nashville, TN. 37203
File No. MIS-1746

ADDRESS NEW OWNER:
Lois Greene
2502 Sleepy Hollow Drive
Nashville, TN 37217

SEND TAX BILL TO:
MB Financial Bank, NA
2251 Rombach Ave
Wilmington, OH 45177

MAP/PARCEL 149-03-0-023.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid to the undersigned, the receipt of which amount being hereby acknowledged, and other good and valuable consideration, **Jamal N. Fatah and wife, Piroz S. Ibrahim,** has this day bargained and sold, and does hereby transfer and convey unto **Lois Greene, a married woman,** certain land situated in Davidson County, Tennessee, being more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 408 on the Plan of Edge-O-Lake Estates, Section Six of record in Plat Book 3700, Pages 15 and 16, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Beginning at a point on the Northerly margin of Sleepy Hollow Drive at the common dividing line of lots 408 and 409; thence Northwardly 113.16 feet to a point; thence Eastwardly 113.54 feet to a point in the Westerly margin of Rychen Drive; thence Southwardly along said margin 85 feet to a concrete monument at the beginning of a curve; thence around said curve, Southwestwardly 30.27 feet to a concrete monument in the Northerly margin of Sleepy Hollow Drive; thence Westwardly along said margin 80.54 feet to the beginning.

Being the same property conveyed to Jamal N. Fatah and wife, Piroz S. Ibrahim by Warranty Deed from George A. Millinger and wife, Helen B. G. Millinger of record in Instrument No. 20020613-0072056, Register's Office for Davidson County, Tennessee, dated May 31, 2002 and recorded on June 13, 2002.

This is improved property known as: **2502 Sleepy Hollow Drive, Nashville, Tennessee 37217**

TO HAVE AND TO HOLD said lands, including the appurtenances thereon situated, and all the right, title, estate and interest thereto belonging to the said GRANTEE, her heirs and assigns, forever.

I COVENANT with the Grantees herein that I am lawfully seized and possessed of said lands in fee simple; that I have a good and lawful right to convey same; and I do warrant and will forever defend the title thereto against the lawful claims of all persons whomsoever.

REAL PROPERTY TAXES: The real property taxes for the year 2015 shall be prorated as of the date of this deed.

BILL GARRETT, Davidson County
Trans:T20150085035 DEEDWARR
Recvd: 10/06/15 11:44 2 pgs
Fees:13.00 Taxes:599.40
20151006-0101703

EASEMENTS AND RIGHTS OF WAY: This conveyance is made subject to any and all easements and rights-of-way, public and private, as may be shown of record in the Register's Office for Davidson County, Tennessee, as well as those found upon inspection of the premises. This conveyance is further made subject to any and all matters shown on the plat of record in Book 3700, page 16, and restrictions in Book 3908, page 161, and encumbrances as may be shown of record in the office of the Register of Deeds where the real property is situated.

RULES AND REGULATIONS: This conveyance is made subject to all Governmental rules and regulations and all Davidson County Health Department rules and regulations.

POSSESSION: Possession to be given with delivery of deed.

WITNESS MY HAND on this the 1st day of October, 2015.

JAMAL FATAH
Jamal N. Fatah

Piroz Ibrahim
Piroz S. Ibrahim

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned Notary Public in and for the aforesaid said County and State, **Jamal N. Fatah and Piroz S. Ibrahim,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that he/she/they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seals at office this 1st day of October, 2015.

NOTARY PUBLIC

BEVERLY J. HEATHERLY STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

My Commission Expires: 10-05-16

STATE OF TENNESSEE
COUNTY OF Davidson

The actual value or consideration, whichever is greater, for this transfer is $162,000.00.

AFFIANT

Subscribed and sworn to before me this the 1st day of October, 2015.

NOTARY PUBLIC

AMANDA VAUGHN State of Tennessee Notary Public DAVIDSON COUNTY

My Commission Expires: 8/23/2016

AMANDA VAUGHN State of Tennessee Notary Public DAVIDSON COUNTY

File No: 158817