This instrument prepared by and (MAIL)
instrument may be returned to:
OS NATIONAL, LLC
2170 SATELLITE BLVD
SUITE 200
DULUTH, GA 30097
FILE NO. 100241

Telephone No. 770-497-9100

Send tax bills to:
Amgad Abdelsayed
1416 Beech Hollow Court
Nashville, TN 37211

Name and address of new owner:
Amgad Abdelsayed
1416 Beech Hollow Court
Nashville, TN 37211

Map parcel number: 150-02-0-425.00

Source of title: SEE EXHIBIT "A"
ATTACHED HERETO AND
INCORPORATED HEREIN
SP:$99,500

Davidson County DEEDWARRSP
Recvd: 02/03/16 08:14 5 pgs
Fees:28.00 Taxes:364.45
20160203-0010357

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged,

WELLS FARGO BANK, NA,

the Grantor herein, have this day bargained and sold, and do hereby transfer and convey unto the said,

AMGAD ABDELSAYED,

the Grantees herein, their (successors), heirs and assigns, certain real estate more particularly described as follows:

See Exhibit "A" attached hereto and incorporated herein.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons, claiming by, through or under the grantor, except with respect to interests of third parties noted of record as of the date hereof, and subject to the following exceptions:

1. Lien of ad valorem taxes for the year 2016 and thereafter which are not yet due and payable.
2. Easements, rights of way, covenants and restrictions of record or apparent on the ground, or on, crossing or otherwise relating to the property; and any assessments (general or special) that may be imposed on the Property.

3. Zoning ordinances, building codes and other applicable laws, ordinances and governmental regulations affecting the Property.
4. Variations in the legal description, encroachments and any other matters that would be shown on a current and accurate survey of the Property.

Whenever 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 hand on Jan 16th, 2016, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

WELLS FARGO BANK, NATIONAL ASSOCIATION
WELLS FARGO

WELLS FARGO BANK, NA

By: Allison Carver

Name: Allison Carver

Title: Vice President Loan Documentation

State of Iowa

County Dallas

On this 16th day of Jan, A.D., 2016 before me, a Notary Public in and for said county, personally appeared Allison Carver, to me personally known, who being by me duly sworn (or affirmed) did say that that person is VP (title) of said Wells Fargo Bank, N.A., by authority of its board of (directors or trustees) and the said (officer's name) Allison Carver acknowledged the execution of said instrument to be the voluntary act and deed of said (corporation or association) by it voluntarily executed.

(Signature) (Stamp or Seal)

Notary Public

RAY AGUINIGA
Commission Number 743512
My Commission Expires
October 20, 2018

VALUE AFFIDAVIT

State of IOWA

County of DALLAS

The actual consideration or value, whichever is greater, for this transfer is $98,500.00.

Affiant

Subscribed and sworn to before me this _____ day of _____, 201__.

Notary Public
My Commission Expires:
(Affix Seal)

EXHIBIT "A"

BEING LOT NO. 40, HARBOR LANDING, SECTION THREE (3) RECORDED IN PLAT BOOK 6900, PAGE 348, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION.

Parcel ID: 150-02-0-425.00

BEING THE SAME PROPERTY CONVEYED TO WELLS FARGO BANK NA BY THE TRUSTEE'S DEED RECORDED AS INSTRUMENT NUMBER 20150923-0096795 IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE

VALUE AFFIDAVIT

STATE OF IOWA

COUNTY OF Dallas

The actual consideration or value, whichever is greater, for this transfer is $ 98,500.00

Ray Aguiniga
Authorized Signer

Affiant

Subscribed and sworn to before me this 22 day of January, 2016.

Notary Public

My Commission Expires: 10/1/18

SABRINA HARRIS DANIELYAN
Commission Number 792368
My Commission Expires
October 01, 2018

True Copy Certification

I, Stacy Martin, do hereby make oath that I am ~~a licensed attorney and/or~~ the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature: Stacy Martin

State of GEORGIA
County of GWINNETT

Personally appeared before me, Krista Murphy, a notary public for this county and state, Timothy Murray, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature



My Commission Expires:
Notary' Seal (if on paper)