File Box
24B

This Instrument Prepared By:
TITLE ESCROW OF BRENTWOOD, INC.
5111 Maryland Way, Ste. 205
Brentwood, TN 37027
(615)221-0032

BILL GARRETT, Davidson County
Trans: T20160020525 DEEDWARRSP
Recvd: 03/14/16 10:43 3 pgs
Fees: 18.00 Taxes: 1424.50
20160314-0023864

ADDRESS NEW OWNER:
Aziz M. Albarati & Amin A. Hauter
5429 Oak Chase Drive
Antioch, TN 37013

SEND TAX BILL:
New Owners

MAP AND PARCEL:
16100015300

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $ 385,000.00.

AFFIANT

Subscribed and sworn to before me this 15 day of March, 2016.

NOTARY PUBLIC

ANN B. WADDELL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission Expires: 10/12/19

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars and no/100 ($10.00), cash in hand paid by the Grantees and other good and valuable considerations accepted, the receipt and sufficiency of which is hereby acknowledged, **Kaleb Scott Pulley, Administrator of the Estate Kevin Scott Pulley,** pursuant to an order of the Seventh Circuit Court of Davidson County, Tennessee, Probate Division, Docket No. 15P-485, has this day bargained and sold, and do hereby transfer and convey unto **Aziz M Albarati and Amin A. Hauter**, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION, INCORPORATED HEREIN
This is improved property known 5734 Hickory Plaza, Nashville, TN 37211 .

And now **Kaleb Scott Pulley, Administrator of the Estate Kevin Scott Pulley**, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby convey all of their interest unto the said **Aziz M Albarati and Amin A. Hauter**, their heirs and assigns, forever; and Grantor(s) covenant with the said Grantee(s) that the same is conveyed subject to such limitations and restrictions as may affect the premises. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this the 8th day of March, 2016

Estate of Kevin Scott Pulley

By: Kaleb Scott Pulley Administrator

Kaleb Scott Pulley, Administrator

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named **Kaleb Scott Pulley,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she as **Administrator of the Estate of Kevin Scott Pulley,** pursuant to an order of the Seventh Circuit Court of Davidson County, Tennessee, Probate Division, Docket No. 15P-485. the bargainor, and as such Administrator, being so authorized by said court, executed the within Deed for the purposes therein contained.

Witness my hand and official seal this the 8th day of March, 2016.

A B Waddell

NOTARY PUBLIC

ANN B. WADDELL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission Expires: 10/12/19

EXHIBIT "A"
LEGAL DESCRIPTION

File No.: 2016-010

Being Lot No. 14 on the plan of Resubdivision of Lots 13 and 14, Section Two, Hickory Plaza, of record in Book 6200, page 279, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Kevin S. Pulley by deed from Jerry D. Stephens, a/k/a J. D. Stephens, and wife, Sherry D. Stephens dated 9/14/07, of record in Instr. No. 20070918-0111476, Register's Office for Davidson County, Tennessee. Kevin S. Pulley a/k/a Kevin Scott Pulley died on 2/18/15. Pursuant to an order of the Seventh Circuit Court for Davidson County, Tennessee, Probate Division, Docket No. 15P-485, declared his Estate insolvent and so ordered the property to be sold by Kaleb Scott Pulley, Administrator.

This conveyance is subject to 2016 taxes, prorated and assumed by the Grantees; Subject to all matters on the plan of record in Book 6200, page 279; restrictive covenants of record in Book 4747, page 625, Book 4747, page 628, Book 4818, page 748, and Book 4828, page 247; Easements of record in Book 4827, page 892, Book 4854, page 240, Book 5406, page 784, said Register's Office. Subject to rights and claims of parties in possession.
This property is being sold as is.