WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20160036756 DEEDWARR
Recvd: 05/03/16 15:00 2 pgs
Fees:13.00 Taxes:714.10
20160503-0043650

P-PR-16-120-T

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $193,000.00.

Ezzat K Tadros
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF MAY, 2016.

Megan Paulus
Notary Public

MY COMMISSION EXPIRES: 8/20/19
(AFFIX SEAL)

MEGAN PAULUS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 08-20-2019

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Ezzat K. Tadros and Hanan F. Said	**U.S. Bank National Association**	
(NAME)	(NAME)	**149-03-0B-012.00-CO**
120 Kendall Park Dr.	**3301 Rider Trail S.**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37217	**Earth City, MO 63045**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **S. E. HARRISON, UNMARRIED,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **EZZAT K. TADROS AND WIFE, HANAN F. SAID,** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 12 on the Plan of Phase One, Kendall Park of record in Plat at Instrument No. 20000728-0074429, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to S. E. Harrison, a single woman by Warranty deed from Corinthian Custom Homes, Inc. a Tennessee Corporation of record in Instrument No. 20040116-0006859 Register's Office for Davidson County, Tennessee, dated January 15, 2004 and recorded on January 16, 2004.

This conveyance is subject to:
- All matters shown on Plan of record in Instrument No. 20000728-0074429;
- Covenants, Conditions and Restrictions of record in Instrument No. 20000911-0089513, as amended in Instrument No. 20010907-0097391 and corrected in Instrument No. 20030930-0143868;
- Articles of Incorporation of Kendall Park HOA of record in Instrument No. 20010910-0097556;
- Quitclaim Deed of record in Instrument No. 20010907-0097390;
- Quitclaim Deed Conveying the common area to Kendall Park HOA of record in Instrument No. 20010405-0033436, Register's Office for DavidsonCounty, Tennessee; and
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **120 Kendall Park Dr., Nashville, Tennessee 37217**.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 hand(s) this the 2nd DAY OF MAY, 2016.

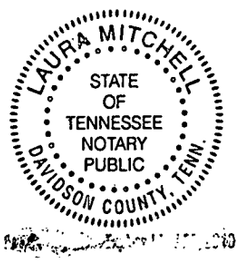
S. E. Harrison

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, S. E. HARRISON, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 2nd of May, 2016.

Notary Public
My Commission Expires: 3/6/18
(SEAL)



RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212