BILL GARRETT, Davidson County
Trans:T20160041611 DEEDWARR
Recvd: 05/18/16 09:51 2 pgs
Fees:13.00 Taxes:2294.00
20160518-0049499

WARRANTY DEED

LISA D. TURNER NOTARY PUBLIC STATE OF TENNESSEE FURTHERFORD COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $620,000.00

AFFIANT

SUBSCRIBED AND SWORN TO ME ON THE 13TH DAY OF MAY, 2016.

NOTARY PUBLIC

MY COMMISSION EXPIRES 10-19-16

THIS INSTRUMENT PREPARED BY
Compass Land Title, LLC, 278 Franklin Road, Ste. 190, Brentwood, TN 37027
file # 16-1891B

ADDRESS OF NEW OWNER	SEND TAX BILLS TO If left blank please use the address of the new owner	MAP-PARCEL
Salah Ayesh	NEW OWNER 383	093-15-0-278-00
930 3rd Avenue South	~~382~~ Murfreesboro Pike	
Nashville, TN 37210	Nashville, TN 37210	

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 CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

YELLOW CAB METRO, INC., A TENNESSEE COPORATION

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

SALAH AYESH, A MARRIED MAN

HEREINAFTER CALLED THE GRANTEE(S), 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 the northerly 22 feet of lot No. 49, all of Lots Nos. 50 and 51, and the southerly 25 feet of lot No. 52 on the plan of Issac Paul's Elysian Grove, as of record in Plan Book 1, page 134, Chancery Court at Nashville.

Said part of lot No. 49, all of lots Nos. 50 and 51 and the southerly 25 feet of lot No. 52 front together 147 feet on the easterly side of Third Avenue, South, formerly College Street, and run back between parallel lines 135 feet, more or less, to an alley.

Being the same property conveyed to Yellow Cab Metro, Inc., a Tennessee corporation by warranty deed from Third National Bank in Nashville, Robert H. West, and Conn H. West, Co-Trustees Under the Will of Conn O.T. Harris, Deceased of record in Book 7418, page 197, Register's Office for Davidson County, Tennessee, dated 12/01/1987 and recorded on 12/03/1987.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All matters shown on the Plan of record in Plat Book 1, Page 134, Register's Office for Davidson County, Tennessee.

This is property known as 930 3rd Avenue South, Nashville, TN 37210

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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 hand on the 13th day of May, 2016.

YELLOW CAB METRO, INC.

Doug Trimble

By: Doug Trimble

Its: President

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

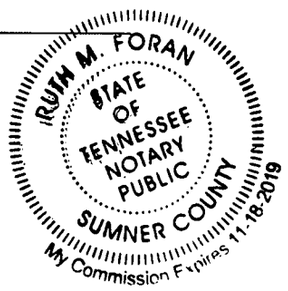
Personally appeared before me, the undersigned, a Notary Public for the State and County aforesaid, Doug Trimble, with whom I am personally acquainted (or who proved to me his identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the President of Yellow Cab Metro, Inc. and is authorized by said corporation to execute this instrument on its behalf.

Witness my hand and official seal, this 13th day of May, 2016.

Ruth M. Foran

Notary Public

My Commission Expires: _____



File #: 16-1891B

RECORD & RETURN TO:

COMPASS LAND TITLE, LLC

278 Franklin Road, Ste. 190

Brentwood, TN 37027

Record & Return To:
Watauga Title of Rutherford Co., LLC
230 Glenis Dr., Suite 304
Murfreesboro, TN 37129