Davidson County	DEEDWARR
Recvd: 06/06/16 11:26	3 pgs
Fees:18.00 Taxes:762.20	
20160606-0056735	

WARRANTY DEED

RUTH M. FORAN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY My Commission Expires 11-18-2019

State of Tennessee
County of Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $206,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th day of May, 2016

Notary Public

MY COMMISSION EXPIRES: 11-18-2019

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 3325 Aspen Grove Drive, Suite 104, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Maged M. Samaan Afaf Abrahem	PINNACLE BANK	12005013800
(NAME)	(NAME)	
501 McDonald Drive	150 3rd Avenue South	
(ADDRESS)	(ADDRESS) Suite, 900	
Nashville, TN 37217	Nashville, TN 37201	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, We, **Akrem O. Hasan and Shirin M. Hasan,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Maged M. Samaan and Afaf Abrahem, as joint Tenants with right of survivorship** hereinafter called the GRANTEES, 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 Lot No. 440 on the Plan of Glengarry Park, Section Four of record in Plat Book 2900, Page 72, 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 Akrem O. Hasan and wife Shirin M. Hasan, by deed of record in Instrument No. 20150721-0071253 , Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐

This is improved ☑ property, known as 501 McDonald Drive, Nashville, TN 37217
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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, their heirs and assigns forever; and we do covenant with 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 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 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/our hands this 20th day of May, 2016.

Akrem O. Hasan

Shirin M. Hasan

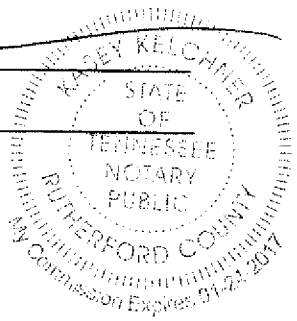
State of Tennessee
County of Williamson

Personally appeared before me Akrem O. Hasan and Shirin M. Hasan, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 20th day of May, 2016.

Notary Public
My Commission Expires: _____

File No.: 10823



COMPASS
– LAND TITLE –

TRUE COPY CERTIFICATION

I, **J. Carlton Drumwright**, do hereby make oath that I am a licensed attorney and 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.

J. Carlton Drumwright

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, Elizabeth Barnes, a notary public for this county and state, **J. Carlton Drumwright**, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary

My Commission Expires: 1/26/19

