Davidson County DEEDWARR Recvd: 07/25/16 08:46 3 pgs Fees:18.00 Taxes:2775.00 **20160725-0076045**	STATE OF TENNESSEE COUNTY OF Davidson The actual consideration or value, whichever is greater, for this transfer is 750,000.00 Affiant Subscribed and sworn to before me, this 18th day of July, 2016. Notary Public My commission expires: 8/23/2016

HANNAH K. AYERS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON My Commission Expires August 23, 2016

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
4751 TROUSDALE DRIVE, STE 111
NASHVILLE, TN 37220

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Jegir Salman **Bere S Tahir**	Jegir Salman ~~**Bank of Tennessee**~~ Bere S. Tahir	**16104006100**
5200 Nolensville Pike	3509 Brookview Forest Ct.	
Nashville, TN 37211	Nashville TN 37211	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Wise Management, LLC

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Jegir Salman and Bere S Tahir

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. 20 and a tract marked Reserved on the Plan of April Lane Subdivision, of record in Book 2330, Page 132, Register's Office for Davidson County, Tennessee, which tracts are described together as follows:

Beginning at a pin in the Easterly margin of Nolensville Road, being the SW corner of this lot; thence Northerly along the Easterly margin of Nolensville Road, North 20° 06' 18" West, 157.17 feet to a pin at the beginning of a curve to the right having a radius of 24.80 feet, a central angle of 94° 23' 18", around said curve on an arc length of 40.86 feet to a pin in the Southerly margin of April Lane; thence along the Southerly margin of April Lane, and a curve to the right having a radius of 345.36 feet, a central angle of 13° 44' around said curve on an arc length of 82.78 feet to a pin; thence continuing with the South margin of April Lane, North 88° 01' East, 123.20 feet to an iron pin, being the NE corner of this lot and being the common corner of Lot Nos. 19 and 20; thence Southerly along the line between said Lots South 1° 59' East, 189.0 feet to an iron pin, being the SE corner of this lot; thence South 87° 20' 26" West, 174.0 feet to the point of beginning.

Being the same property conveyed to Wise Management, LLC, from Walid Al-Nimri, and wife, Joyce Al-Nimri, by Warranty Deed dated June 26, 2013 of record in Instrument No. 20130711-0071561, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (___) unimproved (_X___) property known as 5200 Nolensville Pike, Nashville, TN 37211.

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 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/our hand(s) this 18th day of July, 2016.

Wise Management, LLC

_____

_____

_____

_____

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned a Notary Public in and for the said County and State, personally appeared David Ashkazari whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged that he/she/they executed the foregoing instrument for the purpose therein contained and who further acknowledged that he/she/they is a Member of Wise Management, LLC and that he is authorized by Wise Management, LLC to execute this instrument on its behalf by his/her/their self as Member

Witness my hand, at office, this 18th day of July, 2016.

_____
Notary Public

My Commission Expires: 12/27/17

J. ANDREW WILEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

True Copy Certification

I, Kristen Traini, 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

State of Tennessee

County of Sumner

Personally appeared before me, Darlene K. Suhrbier, a notary public for this county and state, Kristen Traini 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: 5-27-19

Notary' Seal (if on paper)

DARLENE K. SUHRBIER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY