WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20160073439 DEEDWARR
Recvd: 08/23/16 10:48 6 pgs
Fees:32.00 Taxes:0.00
20160823-0088015

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $50.00

Deanna D. Johnson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 22 day of August, 2016.

Katherine A. Collins
Notary Public

MY COMMISSION EXPIRES: 11/4/19
(AFFIX SEAL)

KATHERINE ANN COLLINS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DEKALB

THIS INSTRUMENT WAS PREPARED BY
DeKalb Title, LLC, 210 East Public Square, Smithville, TN 37166

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO(S)
Khalid Kamal	Same as New Owner	133 16 0A 203.00
(NAME)	(NAME)	
3718 N Loyola Drive #229	Same as new owner	
(ADDRESS)	(ADDRESS)	
Kenner, LA 70056		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Fifty And No/100 Dollars ($50.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, **786 Properties, LLC**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Khalid Kamal**, hereinafter called the Grantee, his 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 Unit No. P-3 on the Plan of Barcelona Condominiums created under Title 66 Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated, as established by a Master Deed of record in Book 6400, Page 801, Register's Office for Davidson County, Tennessee, together with an undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Barcelona Condominium, of record Book 6400, Page 839, said Register's Office, for a more complete identification and description.

Being the same lands conveyed to Lois Jean Bishop from Federal Deposit Insurance Corporation ("FDIC"), acting in its capacity as Receiver for Metropolitan Federal Savings and Loan Association, F.A., which pursuant to 12 U.S.C. Section 1441a(m)(1) succeeded the Resolution Trust Corporation ("RTC") in its capacity as Receiver for Metropolitan Federal Savings and Loan Association, F.A. c/o CSW Associates, Inc. by Tennessee Special Warranty Deed dated May 13, 1996 and recorded May 23, 1996 in Book 10059, Page 385, in said Register's Office for Davidson County, Tennessee.

File Number: 1608-0199

Being the same lands conveyed to Reginald Stinson from Lois Jean Bishop, unmarried by Warranty Deed dated August 12, 2014 and recorded August 22, 2014 as Instrument No. 20140822-0076568, in said Register's Office for Davidson County, Tennessee.

Being the same lands conveyed to Jahed Kamal, an unmarried man from Reginald Stinson, married by Warranty Deed dated August 06, 2015 and recorded August 11, 2015 as Instrument No. 20150811-0080101, in said Register's Office for Davidson County, Tennessee.

Further, being a part of the same lands conveyed to 786 Properties, LLC, a Tennessee limited liability company from Jahed Kamal by Quitclaim Deed dated April 15, 2016 and recorded April 18, 2016 as Instrument No. 20160418-0037091, in said Register's Office for Davidson County, Tennessee.

Property: 270 Tampa Drive, Unit P-3
Tax ID: 133 16 0A 203.00

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 270 Tampa Drive, Unit P-3, 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, has 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 our hands this 17th of August, 2016 .

786 Properties, LLC

By:_____
Khalid Kamal, Member

By:_____
Jahed Kamal, Member

File Number: 1608-0199

Being the same lands conveyed to Reginald Stinson from Lois Jean Bishop, unmarried by Warranty Deed dated August 12, 2014 and recorded August 22, 2014 as Instrument No. 20140822-0076568, in said Register's Office for Davidson County, Tennessee.

Being the same lands conveyed to Jahed Kamal, an unmarried man from Reginald Stinson, married by Warranty Deed dated August 06, 2015 and recorded August 11, 2015 as Instrument No. 20150811-0080101, in said Register's Office for Davidson County, Tennessee.

Further, being a part of the same lands conveyed to 786 Properties, LLC, a Tennessee limited liability company from Jahed Kamal by Quitclaim Deed dated April 15, 2016 and recorded April 18, 2016 as Instrument No. 20160418-0037091, in said Register's Office for Davidson County, Tennessee.

Property: 270 Tampa Drive, Unit P-3
Tax ID: 133 16 0A 203.00

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 270 Tampa Drive, Unit P-3, 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, has 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 our hands this 17 of August, 2016 .

786 Properties, LLC

By: _____
Khalid Kamal, Member

By: _____
Jahed Kamal, Member

File Number: 1608-0199

STATE OF LA

County OF Jefferson

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Khalid Kamal, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a member, and is authorized to execute the instrument on behalf of 786 Properties, LLC, the within named grantor, and that he as such member, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by himself as member.

Witness my hand and official seal, this the 17 of August, 2016.



Notary Public

My Commission Expires:

(SEAL)

Kurt T. Bellow Jr.
Notary Public #67567
Parish of Jefferson
State of Louisiana
My Commission is for life

STATE OF _____

County OF _____

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Jahed Kamal, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a member, and is authorized to execute the instrument on behalf of 786 Properties, LLC, the within named grantor, and that he as such member, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by himself as member.

Witness my hand and official seal, this the _____ of August, 2016.

_____
Notary Public

My Commission Expires:

(SEAL)

File Number: 1608-0199

STATE OF _____

County OF _____

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Khalid Kamal, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a member, and is authorized to execute the instrument on behalf of 786 Properties, LLC, the within named grantor, and that he as such member, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by himself as member.

Witness my hand and official seal, this the _____ of August, 2016.

_____
Notary Public

My Commission Expires:

(SEAL)

STATE OF CA

County OF Contra Costa

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Jahed Kamal, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a member, and is authorized to execute the instrument on behalf of 786 Properties, LLC, the within named grantor, and that he as such member, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by himself as member.

Witness my hand and official seal, this the 17 of August, 2016.

Julia Arteaga
Notary Public

My Commission Expires: 9/14/18

(SEAL) See attached

File Number: 1608-0199

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT **CIVIL CODE § 1189**

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of Contra Costa)

On 8/17/16 (*Date*) before me, Julia Arteaga Notary Public (*Here Insert Name and Title of the Officer*)

personally appeared Jahed Kamal (*Name(s) of Signer(s)*)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

JULIA ARTEAGA
Commission # 2081616
Notary Public - California
Contra Costa County
My Comm. Expires Sep 14, 2018

Signature Julia Arteaga (*Signature of Notary Public*)

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Warranty Deed Document Date: 8/17/16

Number of Pages: — Signer(s) Other Than Named Above: —

Capacity(ies) Claimed by Signer(s)

Signer's Name:	Signer's Name:
☐ Corporate Officer — Title(s):	☐ Corporate Officer — Title(s):
☐ Partner — ☐ Limited ☐ General	☐ Partner — ☐ Limited ☐ General
☐ Individual ☐ Attorney in Fact	☐ Individual ☐ Attorney in Fact
☐ Trustee ☐ Guardian or Conservator	☐ Trustee ☐ Guardian or Conservator
☐ Other:	☐ Other:
Signer Is Representing:	Signer Is Representing:

©2014 National Notary Association • www.NationalNotary.org • 1-800-US NOTARY (1-800-876-6827) Item #5907