RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5200 Maryland Way
Suite 202
Brentwood, Tennessee 37027
File No.: TW160197

Davidson County DEEDWARR
Recvd: 08/24/16 13:37 3 pgs
Fees:18.00 Taxes:573.50
20160824-0088647

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $155,000.00

AFFIANT

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

NOTARY PUBLIC

My commission expires: 11/18/18

JAMIE R. STEELMAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 5200 Maryland Way, Suite 202, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Noura G. Youssef and Nageh Ebeed 704 Knightsbridge Way Antioch, TN 37013	Same address as new owner	149 02 0B 049.00CO

FOR AND IN CONSIDERATION of the sum of One Hundred Fifty Five Thousand and 00/100 Dollars ($155,000.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **JEFFREY A. SKILES AND BEVERLY SKILES, HUSBAND AND WIFE**, hereinafter called the Grantor(s), have bargained and sold and by these presents do hereby transfer and convey unto, **NOURA G. YOUSSEF AND NAGEH EBEED, WIFE AND HUSBAND** hereinafter called the Grantee(s), their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 146, Phase II, on the plan of Piccadilly Square, as shown on plat of record in Plat Book 6250, pages 92, 93 and 94, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Jeffrey A. Skiles and Beverly Skiles, husband and wife, by Warranty Deed from Christopher R. Orton and Charmayne Orton, husband and wife, dated 10/13/2006, recorded 1/11/2007, of record in Instrument #20070111-0004664, in the Register's Office for Davidson County, Tennessee.

The address of the herein described property is believed to be 704 Knightsbridge Way, Antioch, TN 37013, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that it is unencumbered except by lien of the 2016 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee(s).

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), their heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this the 22nd day of August, 2016.

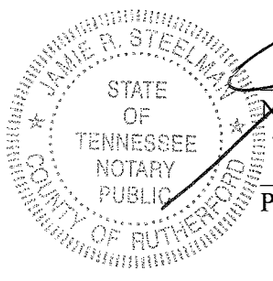
Jeffrey A Skiles
JEFFREY A. SKILES

Beverly Skiles
BEVERLY SKILES

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Jeffrey A. Skiles and wife, Beverly Skiles, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 22nd day of ~~August~~, 2016.



Notary ~~Public~~

Jamie R Steelman
Printed Notary Name

My commission expires: 11/18/18

I, Andy Maloney, 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 TN
County of Davidson

Personally appeared before me, Carl E. Dunphy, II, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 11-5-2018

CARL E. DUNPHY II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Carl E. Dunphy II
My Commission Expires
11-5-2018
STATE OF TENNESSEE