11345

WARRANTY DEED

BETH HAZELWOOD
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 03-20-2018

State of Tennessee
County of Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $95,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th day of October, 2016

Notary Public

MY COMMISSION EXPIRES: _____

(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
Ismail Niemat Kucher Haibat Hasan Sindy	SWBC Mortgage	13413012600
(NAME) 4807 Shirmar Dr.	(NAME) 9311 San Pedro #100	
(ADDRESS) Nasvhille, TN 37211	(ADDRESS) San Antonio TX 78216	
(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, **Hamael N. Kucher and Shahla I. Kucher,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Ismail Niemat Kucher and Haibat Hasan Sindy, husband and wife,** 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:

Being Lot No. 210 on the plat of Kenilworth Estates, Section 4, as of record in Book 3300, Pages 34, 35 ad 36, Register's Office for said County.

Said Lot No. 210 fronts 61 feet on the westerly side of Shirmar Drive and extends back 140 feet on the northerly line and 115.2 feet on the southerly line to a dead line, which is a broken line, measuring 107.2 feet thereon.

Being the same property conveyed to Hamael N. Kucher and Shahla I. Kucher, both unmarried, by Warranty Deed of record in Instrument No. 20030502-0058782, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☑ property, known as 4807 Shirmar Dr., Nasvhille, TN 37211
(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.

BILL GARRETT, Davidson County
Trans:T20160090273 DEEDWARR
Recvd: 10/13/16 10:08 2 pgs
Fees:13.00 Taxes:351.50
20161013-0108217

Witness my/our hands this 10th day of October, 2016.

HAMAEL N KUCHER
Hamael N. Kucher

Shahla I. Kucher

State of Tennessee
County of Williamson

Personally appeared before me Hamael N. Kucher and Shahla I. Kucher, 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 10th day of October, 2016.

Notary Public
My Commission Expires: _____

KASEY KELCHNER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires 01-24-2017

File No.: 11345