Davidson County	DEEDWARR
Recvd: 11/14/16 10:59	3 pgs
Fees:18.00 Taxes:502.65	
20161114-0119586	

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $135,850.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: 8/16/20

(AFFIX SEAL)

KELSIE HOLLOWAY NOTARY PUBLIC STATE OF TENNESSEE RUTHERFORD COUNTY MY COMMISSION EXPIRES 8-16-20

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, PC
Stewart Title Company Tennessee Division, 5107 Maryland Way, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Abdulqader Omar	loandepot.com D/B/A IMortgage	163-16-0A-099.00-CO
(NAME)	(NAME)	
2005 Ethan Lane	4800 N. Scottsdale Rd	
(ADDRESS)	(ADDRESS) #3800	
Antioch, TN 37013	Scottsdale AZ 85251	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Michael Wesley Hayden, Jr. and Michelle Marie Hayden, husband and wife**, hereinafter called the GRANTOR(S), have bargained and sold, and by these presents do transfer and convey unto **Abdulqader Omar, a married man**, hereinafter called the GRANTEE(S), 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. 219, as shown on the plan of Provincetown, Phase Two, a Horizontal Property Regime, filed as Exhibit A-1 to and established by the Declaration of record in Instrument 200311190168785 as amended in Instrument 200506090066104, Register's Office for Davidson County, Tennessee, together with an undivided percentage interest in the common areas/elements appurtenant to said Unit as set forth in the Declaration, reference to which is hereby made for a more complete and detailed description of the Unit, the rights and obligations of the Declarant and the Unit Owners, and the Bylaws of the Association of Owners.

Being the same property conveyed to Michael Wesley Hayden, Jr., and Michelle Marie Hayden, husband and wife by Warranty Deed from Sevdet Zymeri (incorrectly spelled as Sedvet Zymeri on the previous Warranty Deed) and wife, Shukrije Sulejmani, dated 05/31/2013, recorded 06/13/2013, of record in Instrument No. 20130613-0060565, in the Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING;

Taxes for 2017 and subsequent years, a lien not yet due and payable.
All matters shown on the plat of record in Plat Instrument No. 20040218-0018392, and Plat Instrument No. 20080729-0077388, in the Register's Office for Davidson County, Tennessee.
Covenants, conditions, easements and restrictions of record in Instrument No. 20031119-0168785, First Supplemental Declaration to Declaration of Protective Covenants, Conditions and Restrictions and Easements for Provincetown of record in Instrument No. 20050609-0066104, in the Register's Office for Davidson County, Tennessee.
Stormwater Detention Agreement of record in Instrument No. 20030910-0132288, in the Register's

Office for Davidson County, Tennessee.
Quitclaim Deed of record in Instrument No. 20031120-0169428, Instrument No. 20050803-0091277, Instrument No. 20080226-0018727, in the Register's Office for Davidson County, Tennessee.
Development and Easement Agreement and Agreement to Share Costs of record in Book 2840, Page 402, in the Register's Office for Davidson County, Tennessee.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☑ property, known as 2005 Ethan Lane, Antioch, TN 37013
(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 GRANTEE(S), assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 10th day of November, 2016.

Michael Wesley Hayden, Jr. by Paul Riviere, attorney-in-fact
Michael Wesley Hayden, Jr.

Michelle Marie Hayden, by Paul Riviere, attorney-in-fact
Michelle Marie Hayden

State of Tennessee
County of Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Paul Riviere, with whom I am personally acquainted and who proved himself to be the attorney in fact of Michael Wesley Hayden, Jr. and Michelle Marie Hayden and who being authorized to do so acknowledged he executed the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 10th day of November, 2016.

Notary Public
My Commission Expires: 10/31/2020

TONJA BARRON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

RETURN TO:
Stewart Title Company Tennessee Division
5107 Maryland Way
Brentwood, TN 37027

True Copy Certification

I, Kelsie Holloway, 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.

Kelsie Holloway
Signature

State of Tennessee

County of Rutherford

Personally appeared before me, Sondra Reece, a notary public for this county and state, Kelsie Holloway. who acknowledges that this certification of an electronic document is true and correct and whose signature I ~~have~~ witnessed.

Sondra Reece
Notary's Signature

My Commission Expires: 3/3/2020
Notary' Seal (if on paper)

SONDRA REECE
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY