Prepared and Record and Return to:

Fearnley Martin & McDonald
25 Century Blvd, Ste 402
Nashville, TN 37214



(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

The actual consideration or value, whichever is greater, for this transfer is $169,000.00.

Affiant

Subscribed and sworn to before me, this 20th day of December, 2016.

Notary Public

My commission expires: Sept. 20, 2020

THIS INSTRUMENT PREPARED BY:
Keith H. Solomon, Attorney
SolomonParks Title & Escrow, LLC
557 Sam Ridley Pkwy, Smyrna, TN 37167

WARRANTY DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
Wageh Khaleel	Owner at Property	**175-08-0-018.00**
4704 Hickory Way	Address	
Antioch, TN 37013		

FOR AND IN CONSIDERATION of the sum of Ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I,

Edwin Collazo, Jr. and wife, Zairle C. Collazo

(hereinafter called the "Grantor"), have bargained and sold, and by these presents do transfer and convey unto

Wageh Khaleel
and Yosstina Besslla, husband and wife

(hereinafter called the "Grantee"), his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 25 on the Plan of Section One, Hickory Woods of record in Plat Book 6900, Page 509 and Surveyor's Certificate of Correction in Book 7582, Page 166 in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Edwin Collazo, Jr. and wife, Zairle C. Collazo by Warranty deed from Holigan Homes Tennessee, LTD of record in Instrument No. 20000823-0083225 Register's Office for Davidson County, Tennessee, dated July 31, 2000 and recorded on August 23, 2000.

Davidson County DEEDWARR
Recvd: 12/27/16 13:33 2 pgs
Fees:13.00 Taxes:625.30
20161227-0135660

SP 11/2015

This is improved property known as **4704 Hickory Way, Antioch, TN 37013**.

TO HAVE AND TO HOLD the said tract of parcel of land, together with any and all appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever.

GRANTOR COVENANTS with the said Grantee that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows: Subject to all matters shown on the Plan of record in Plat Book 6900, Page 509 and Surveyor's Certificate of Correction recorded in Book 7582, Page 166, Terms, provisions, covenants, conditions, restrictions, easements, charges, assessments and liens provided in the Covenants, Conditions and Restrictions of record in Book 7422, Page 235, Book 7823, Page 857 as amended in Book 7857, Page 94, Book 7876, Page 75, Book 9616, Page 470, Book 9620, Page 477, Book 9678, Page 187, Book 9764, Page 44, and Book 11180, Page 802, Charter of Hickory Woods Estates Homeowner's Association, Inc., of record in Book 7857, Page 87, and Book 7876, Page 67 and Book 9680, Page 320, By-Laws of Hickory Woods Estates Homeowners Association of record in Book 7932, Page 648, as amended in Book 9678, Page 213, Instrument No. 20001207-0120450, and Instrument No. 20010614-0062710, Rules and Regulations of record in Instrument Number 20010614-0062709, Instrument No. 20011015-0112057, and Instrument No. 20031010-0150800, Conveyance of common area and/or open space to Hickory Woods Estates Homeowner's Association, Inc., of record in Book 9786, Page 923, Deed of Conveyance to the Metropolitan Government of Nashville and Davidson County of record in Book 5055, Page 441, Book 8169, Page 571, and Book 8169, Page 579, Sewer Easement of record in Book 4435, Page 9, Book 4435, Page 20, Book 8169, Page 564, Book 8169, Page 571, and Book 9790, Page 311, Easement to the Nashville Gas Company of record in Book 4897, Page 209, Book 5909, Page 915 and Book 5897, Page 209, Sanitary Sewers and/or Storm Drainage of record in Book 7145, Page 614, Book 7145, Page 618, Book 6952, Page 830, and Book 9790, Page 311, Anchor Easement of record in Book 10153, Page 990, Transmission Line Easement of record in Book 437, Page 39 and Book 9632, Page 973, Grant of Transmission Line Easement of record in Instrument Number 20011220-0140021 and Subject to rights of others in and to the common areas and/or elements, all in the Register's Office fro Davidson County, Tennessee. And/or Real estate taxes for all subsequent years, the current year's taxes having been previously paid (or paid at closing) and prorated between the parties herein.

GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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.

IN WITNESS WHEREOF the Grantor has hereunto executed this instrument on this the 20th day of December, 2016.

Edwin Collazo, Jr.

Zairle C. Collazo

STATE OF TENNESSEE
COUNTY OF Rutherford

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named, Edwin Collazo, Jr. and Zairle C. Collazo, the bargainor(s), 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, and who swore to the statements made above and subscribed their names above.

Witness my hand and official seal this 20th day of December, 2016.

Notary Public
My Commission Expires: Sept 20, 2020

LISA K R WAGNER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

SP 11/2015

Certificate of Authenticity

I, ASHLEE D PAGE, 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 Davidson

Personally appeared before me, Venikkia Cunningham, a notary public for this county and state, Ashlee D. Page, 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: 9/25/19

VENIKKIA CUNNINGHAM
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
MY COMMISSION EXPIRES 9-25-2019