Return to:
Advantage Title And Escrow, Inc.
3325 Aspen Grove Dr., Ste 104
Franklin, TN 37067 File # 11427



STATE OF TENNESSEE 20333
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $126,500.00

Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF January, 2017.

Notary Public Ollie Mai Parsley
MY COMMISSION EXPIRES: 3/6/2018

THIS INSTRUMENT WAS PREPARED BY
J. Blake Freeman, Attorney at Law, 323 Emery Drive, Nashville, TN 37214-3113

NAME	ADDRESS
Address New Owner(s) as Follows: Jeger A. Ali	Send Tax Bills To: SunTrust Mortgage Inc
(Name) 106 Barella Ct	(Name) 1001 Semmes Ave
(Street Address or Route Number) Antioch tn 37013	(Street Address) Richmond VA 23224
(City) (State) (Zip)	(City) (State) (Zip)

Map-Parcel Number(s): 16203015100

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, Patrick Hargrett, .
HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO
Jeger A. Ali
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. 281 on the Plan of Antioch Park, Section 5, of record in Book 4460, page 58, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said property.

BEING the same property conveyed to Patrick Hargrett by Cash Deed for Tennessee from Secretary of Housing and Urban Development, dated February 22, 2007, and filed in Instrument No. 20070301-0025239, said Register's Office.

The above described property is not a residence for the Grantor.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

This is improved property known as 106 Barella Court, Antioch, TN 37013.

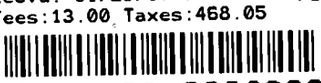
TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, their heirs and assigns, forever; and we do covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good 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, 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 his/her/their hand(s) this 13th day of January, 2017.

Seller

Patrick Hargrett

BILL GARRETT, Davidson County
Trans:T20170006146 DEEDWARR
Recvd: 01/23/17 10:01 2 pgs
Fees:13.00 Taxes:468.05



20170123-0006920

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Ollie Mai Parsley, a Notary Public within and for the State and County aforesaid, the within named Patrick Hargrett, ., the bargainor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 13th day of January, 2017.

My commission expires 3/ 6/2018.

Notary Public: Ollie Mai Parsley

OLLIE MAI PARSLEY
NOTARY PUBLIC
STATE OF TENNESSEE
MY COMMISSION EXPIRES 3-6-2018