Davidson County DEEDWARR
Recvd: 02/28/17 10:14 3 pgs
Fees:18.00 Taxes:806.60
20170228-0019688

WARRANTY DEED

ELIZABETH J. BARNES
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY

State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $218,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th day of February, 2017

Notary Public

MY COMMISSION EXPIRES: ~~March 30, 2018~~ 1-24-19

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Southeast Title of Murfreesboro, LLC, 805 South Church Street, Suite 11, Murfreesboro, TN 37130

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Leroy R. Woodward	New Owner Yahya Hirori Esmail	13311003700
(NAME)	(NAME)	
3841 Sam Boney Drive	3841 Sam Boney Drive	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Nashville TN 37211	
(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, I, **Yahya Esmail Hirori, married,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Leroy R. Woodward and Tammie Woodward, husband and wife as joint tenants,** 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. 4, on the Plan of Paragon Mills, as shown by plat of record in Plat Book 3300, Page 100, of the Register's Office of Davidson County, Tennessee to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Yahya Esmail Hirori by deed from Yahya E. Hassan and Saadi S. Ababaker of record in Instrument #20170208-0013400, Register's Office for said County.

This is improved ☑ property, known as 3841 Sam Boney Drive, Nashville, 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.

Witness my hands this 27th day of February, 2017.

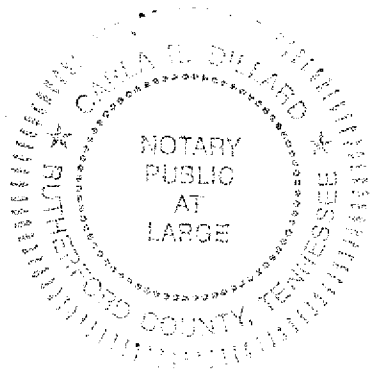
Yahya Esmail Hiron by Kirmanj Esmail Hirori By Attorney-in-Fact
Yahya Esmail Hirori by Kirmanj Esmail Hirori,
Attorney in Fact

State of Tennessee
County of Davidson

On this 27th day of February, 2017, before me personally appeared Kirmanj Esmail Hirori, to me know (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Yahya Esmail Hirori, as his Attorney in Fact, under instrument bearing Instrument #20170208-0013401 Register's Office, Davidson County, Tennessee, and who acknowledged the execution of the same to be the free act and deed of Yahya Esmail Hirori, under said Power of Attorney. Witness my hand and official seal.

Notary Public Carla R. Dillard
My Commission Expires: March 30, 2019

File No.: 0775



COMPASS
– LAND TITLE –

TRUE COPY CERTIFICATION

I, **J. Carlton Drumwright**, do hereby make oath that I am a licensed attorney and 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.

J. Carlton Drumwright

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, Elizabeth Barnes, a notary public for this county and state, **J. Carlton Drumwright**, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary

My Commission Expires: 1/26/19

