BILL GARRETT, Davidson County
Trans:T20170032834 DEEDWARR
Recvd: 04/19/17 10:03 3 pgs
Fees:18.00 Taxes:821.40
20170419-0038168

THIS INSTRUMENT PREPARED BY:

Midtown Title, LLC

1704 Charlotte Avenue, #105

Nashville, Tennessee 37203
File No.: M176109

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $222,000.00

Stephanie Bonnie
Affiant

KARA L. WALL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-18-2018

Subscribed and sworn to before me, this the 14th day of APRIL, 2017.

Notary Public
My Commission Expires: _____

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Drau Yason Kokoye et ux 8618 Altesse Way Brentwood, TN 37027	new owner	181-14-A-250.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, We, **George Kamel, unmarried and Abby J. Kamel, unmarried, f/k/a Abby J. Butts**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Drau Y. Kokoye and Nahaet Sherzad Rashid, 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:

Land in Davidson County, Tennessee, being Unit 167 on the plan of The Villas at Concord Place, Phase 4, as shown on Exhibit "A-1" to the Third Supplemental Declaration of Protective Covenants, Conditions and Restrictions and Easements for the Villas at Concord Place, of record in Instrument No. 20070130-0012170, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description and placement of said Unit.

Being the same property conveyed to George Kamel, an unmarried man and Abby J. Butts, an unmarried woman by Warranty Deed from Matthew H. Bonds, married, dated February 14, 2014, recorded February 25, 2014, of record in Instrument No. 20140225-0015961, Register's Office for Davidson County, Tennessee.

This is ☒ Improved OR ☐ Unimproved property located at: 8618 Altesse Way, Brentwood, TN 37027.
Pursuant to Final Decree of Divorce in Docket No. 16D514, dated 06/21/2016.

This conveyance is made subject to 1) Property taxes for the year 2017 a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTOR paying their prorated share thereof to the GRANTEE who will be responsible for payment of said taxes; 2) all applicable zoning ordinances; 3) utility, sewer, drainage and other easements of record; 4) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record; 5) building restrictions; and 6) other matters of public record.

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. Whenever 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, Grantor has executed this instrument on this 14 day of APRIL, 2017.

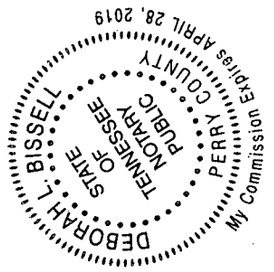
✓ _____
George Kamel,

STATE OF Tennessee
COUNTY OF Davidson

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared **George Kamel**, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office this 14 day of APRIL,2017.

_____
Notary Public
My Commission expires:
4-28-19



to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Whenever 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, Grantor has executed this instrument on this _____ day of MARCH, 2017.

See attached
George Kamel,

STATE OF Alabama
COUNTY OF Montgomery

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared **George Kamel,** the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office this 25th day of MARCH, 2017.

Notary Public
My Commission expires:
04/14/17

✓ Abby J. Kamel
Abby J. Kamel

STATE OF Alabama
COUNTY OF Montgomery

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared **Abby J. Kamel,** the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office this 25th day of MARCH, 2017.

Notary Public
My Commission expires:
04/14/17

MARQUITA ODOM-MONTGOMERY COUNTY
My Commission Expires
NOTARY PUBLIC
04/14/17
ALABAMA STATE AT LARGE