BILL GARRETT, Davidson County
Trans:T20170038428 DEEDWARR
Recvd: 05/05/17 12:41 2 pgs
Fees:13.00 Taxes:322.83
20170505-0044837

This Instrument Prepared By:
Brentwood Title & Escrow, LLC.
320 Seven Springs Way, Suite 150
Brentwood, TN 37027
BW17190

Send Tax Bills To:
John H. Bull, Jr.
3181 Parthenon Avenue, Apt.1
Nashville, TN 37203

New Owner is:
John H. Bull, Jr.
3181 Parthenon Avenue, Apt.1
Nashville, TN 37203

MAP: 147-03-0B-005.00 CO
PARCEL:

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Nadia Chtioui (fka, Nadia Elarjaji)** , hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **John H. Bull, Jr. , a single man**, hereinafter referred to as Grantee, its heirs and assigns, certain tracts or parcels of land in **Davidson** County, State of Tennessee, more particularly described as follows, to-wit:

Property Address: **370 Wallace Rd. Apt F12, Nashville, TN 37211**

A certain tract or parcel of land located in * County, Tennessee, described as follows to-wit:

A certain condominium apartment in Davidson County, Tennessee, described as Unit F-12, Southern Hills Condominium, a Condominium, Horizontal Property Regime, located on Wallace Road, Davidson County, Tennessee, as shown on the plat of Southern Hills Condominium recorded as Exhibit "A-2" to the Master Deed of record in Book 6594, Page 502, said Register's Office, and described in a Master Deed recorded in Book 6594, Page 502, as amended in Book 7044, Page 209, said Register's Office, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of Southern Hills Condominium contained in the Master Deed and By-Laws appended thereto recorded in Book 6594, Page 502, as amended in Book 7044, Page 209, Register's Office for Davidson County, Tennessee, are incorporated in this deed by reference and made a part hereof the same as though copied herein.

BEING the same property conveyed to Nadia Elarjaji, unmarried, by Warranty Deed from Pearl M. Lytle, unmarried, dated 12/1/06 and recorded 12/8/06 in Instrument Number 20061208-0152112, Register's Office for Davidson County, Tennessee.
âSee Power of Attorney for Grantor in Instrument Number 20061208-0152111.

NC
Sellers Initials

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said tracts and parcels of land in fee simple, and have a good right to convey same and that same is unencumbered, except for the taxes for the current year and which have been prorated and assumed by the Grantee.

The Grantor does further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to the said tracts or parcels of land to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 1st day of May, 2017.

GRANTOR(S):

NADIA CHTIOUI
(FKA, NADIA ELARJAJI)

ACKNOWLEDGEMENT

STATE OF ~~TENNESSEE~~
COUNTY OF Davidson

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared **Nadia Chtioui (fka, Nadia Elarjaji)**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal on this the 1st day of May, 2017.

MARGARET R. MEANS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
My Commission Expires SEPT. 11, 2017

NOTARY PUBLIC
My Commission Expires:

STATE OF ~~TENNESSEE~~
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is **$87,250.00**.

AFFIANT

SWORN TO and subscribed before me this 1st day of ~~May~~, 2017.

MARGARET R. MEANS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
My Commission Expires SEPT. 11, 2017

~~NOTARY PUBLIC~~
My commission expires: