| RESERVED FOR RECORDING STAMP | STATE OF TENNESSEE<br>COUNTY OF ~~Williamson~~ Rutherford<br><br>The actual consideration or value, whichever is greater, for this transfer is $195,000.00.<br><br>Affiant<br><br>Subscribed and sworn to before me, this the 8th day of May, 2017.<br><br>Notary Public<br><br>My commission expires: 11-24-18 |
|---|---|

BONNIE J. CURRY STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

**THIS INSTRUMENT WAS PREPARED BY**
**Windmill Title, LLC**
**7103 Bakers Bridge Ave., Ste 103**
**Brentwood, TN 37027**
**Phone: (615) 613-0483**

# WARRANTY DEED

| Address of New Owner(s) as follows: | Send Tax Bills To: | Information for Reference Purposes: |
|---|---|---|
| **Mung Tawng** | NEW OWNER | **134-13-0-045.00** |
| **285 Garry Drive** | | Davidson County DEEDWARR<br>Recvd: 05/15/17 15:14 3 pgs<br>Fees:18.00 Taxes:721.50<br>**20170515-0048157** |
| **Nashville, TN 37211** | | |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

**Mahdi H. Ali, married**

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

**Mung Tawng** and Paal Nu, husband and wife

HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 123 on the Plan of Kenilworth Estates, Section One of record in Plat Book 2900, Page (s) 105 and 106, 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 Mahdi H. Ali by Warranty deed from Helen Liddle Sullivan of record in Instrument No. 20020307-0028949 Register's Office for Davidson County, Tennessee, dated March 06, 2002 and recorded on March 07, 2002.

This conveyance is subject to all recorded declarations, covenants, conditions, restrictions, planning documents and easements of public record in said Register's Office, all applicable governmental and zoning regulations, and a lien for taxes for the current year, which have been prorated and assumed by Grantee.

This is improved (__X__) unimproved (____) property known as 285 Garry Drive, Nashville, TN 37211.

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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(S), 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/OUR HANDS EFFECTIVE AS OF May 8, 2017:

Mahdi H. Ali

Mahdi H. Ali

Zahida Ibrahim Khalid

Zahida Ibrahim Khalid**

** Zahida Ibrahim Khalid, spouse of Mahdi H. Ali, joins in the execution of this instrument for the purpose of conveying any and all marital interest in the subject property.

**STATE OF TENNESSEE** )
)
**COUNTY OF** Williamson )

**INDIVIDUAL ACKNOWLEDGEMENT**

Personally appeared before me, a Notary Public of said County and State, Mahdi H. Ali,*** the within named Grantor(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.

***and Zahida Ibrahim Khalid

Witness my hand, at office, this the 8th day of May, 2017.

My Commission Expires: 3/10/2019

Notary Public

20171158R

ROZALIND RUTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

# True Copy of Certification

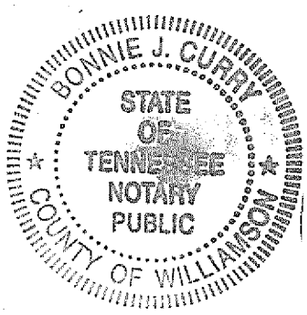
I, Lisa K.R. Wagner, do hereby make oath that I am a licensed attorney and/or custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original executed and authenticated according to law.

Lisa K.R. Wagner

State of Tennessee

County of Rutherford

Personally appeared before me, Bonnie J. Curry, a notary public for this county and state, Lisa K.R. Wagner, who acknowledges that this certification of an electronic document is true and correct and whose signatures I have witnessed.




Bonnie J. Curry, Notary Public

My commission expires on 11/04/18