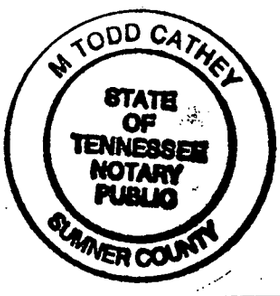
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF Sumner
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS$ 163,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF May2017

Notary Public

MY COMMISSION EXPIRES: 5/2/21
(Affix Seal)

THIS INSTRUMENT WAS PREPARED BY:
Creekside Title & Escrow, LLC, 311 E. Main Street, STE 5, Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mateen Sidiq and Shatavia Sidiq	**CMG Mortgage**	**53-12-16.00**
129 Hamblen Avenue	**3160 Crow Canyon Rd, Ste 400**	
Old Hickory, TN 37138	**San Ramon, CA 94583**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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,WE, ***Valerie J McCardell and Amado Torres Jr., wife and husband*** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THERE PRESENTS DO TRANFER AND CONVEY UNTO ***Mateen Sidiq and wife Shatavia Sidia*** 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 a part of Lot No. 18, Block "D" on the Map entitled "Map No. 3 of Life and Casualty Insurance Company" of recording Book 974, page 11, Register's Office for said County.

Said part of Lot No. 18 fronts 60 feet on the northerly side of Hamblen Avenue and runs back between parallel lines 160 feet to a dead line and measures 60 feet thereon.

Being the same property conveyed to Valerie J McCardell and husband Amado Torres Jr. by Warranty Deed from Denise Myers dated 2/28/11 and filed for record on 3/7/11 of record in Book 20110307001785l, said Register's Office for said County.

This conveyance is subject to: Current year's taxes, which have been prorate and assumed by the Grantees; All restrictions of record; All visible easements; All matters appearing on the plan of record; All applicable government and zoning regulations.

This is improved property, known as **129 Hamblen Avenue, Old Hickory, TN 37138.**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEESS, 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.

BILL GARRETT, Davidson County
Trans:T20170046079 DEEDWARR
Recvd: 05/31/17 12:37 2 pgs
Fees:13.00 Taxes:603.10
20170531-0054006

Valerie J

Witness our hands this 26th day of May, 2017.

Valerie J McCardell

Valerie J McCardell
By: Andrew Pilkinton, Attorney-in-Fact

by Andrew Pilkinton ATT in fact

Amado Torres

Amado Torres, Jr.
By: Andrew Pilkinton, Attorney-in-Fact

by Andrew Pilkinton ATT in fact

STATE OF TENNESSEE
COUNTY OF Sumner

On this the 26th day of May, 2017, before me personally appeared Andrew Pilkinton, to me known to be the person who executed the foregoing instrument in behalf of Valerie J McCardell, as her Attorney in Fact, and acknowledged that she executed the same as the free act and deed of the said Valerie J McCardell.

Witness my hand and official seal on this the 26th day of May, 2017.

My commission expires: 2/25/20

Notary Public

DIANNE M. CATHEY
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TENNESSEE
My Commission Expires

STATE OF TENNESSEE
COUNTY OF Sumner

On this the 26th day of May, 2017, before me personally appeared Andrew Pilkinton, to me known to be the person who executed the foregoing instrument in behalf of Amado Torres, Jr. as his Attorney in Fact, and acknowledged that he executed the same as the free act and deed of the said Amado Torres, Jr.

Witness my hand and official seal on this the 26th day of May, 2017.

My commission expires: 2/25/20

Notary Public

DIANNE M. CATHEY
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TENNESSEE
My Commission Expires