WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20170063548 DEEDWARR
Recvd: 07/25/17 10:12 2 pgs
Fees:13.00 Taxes:925.00
20170725-0074975

DAVID P. WEBB NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

State of Tennessee
County of Williamson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $250,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th day of July, 2017

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 3325 Aspen Grove Drive, Suite 104, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Walees S. Alsalami	Same address as	163020b02300co
(NAME)	(NAME)	
225 Took Dr.	New Owner	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013		
(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, We, **Antonuos Asaad and Abanoub A. Asaad, joint tenants,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Waleed S. Alsalami and Raghad Mahal, 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 all of Lot No. 63, on the plan of First Amendment, Berkeley Hall, Phase Five, Section One of Hickory Highlands PUD, of record in Instrument 20050706-0077601 as amended in Instruments 20050725-0086047, 20050725-0086048 and ratified and adopted in Instrument 20050923-0114416, said Register's Office, reference to which is hereby made for a more complete description.

Being the same property conveyed to Antonuos Asaad and Abanoub A. Asaad, by deed of record in Instrument No. 20161221-0133878 , Register's Office for Davidson County, Tennessee.

This instrument is executed on behalf of Abanoub A. Asaad by Antonuos Asaad as Attorney-In-Fact pursuant to recorded Power of Attorney of record in Instrument No. 20170725-0074974 in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐

This is improved ☑ property, known as 225 Took Dr., Antioch, TN 37013
(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/our hands this 20th day of July, 2017.

Antonuos Asaad

Abanoub A. Asaad by Antonuos Asaad, Attorney-in-fact
Abanoub A. Asaad by Antonuos Asaad, Attorney-in-fact

Attorney-in-fact

State of Tennessee
County of Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Antonuos Asaad with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purpose therein contained.

AND

On this the 20th day of July, 2017, before me personally appeared Antonuos Asaad, the person who executed the foregoing instrument on behalf of Abanoub A. Asaad and who acknowledged that he executed the same as the free act and deed of the said Abanoub A. Asaad, through Power of Attorney granted Antonuos Asaad by the said Abanoub A. Asaad.

WITNESS my hand and seal this 20th day of July, 2017.

LaTrece McAdoo

Notary Public _____
My Commission Expires: _____

LATRECE MCADOO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-08-2018

File No.: 12337