Bill Garrett Davidson County
Batch# 3812 DEEDWARR
09/22/2017 12:19:45 PM 2 pgs
Fees: $13.00 Taxes: $512.45
20170922-0097507

Prepared By & Return To:
Tennessee Title Services, LLC
7000 Executive Center Dr., Suite 290
Brentwood, TN 37027
17-1756

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $138,500.00

Affiant

K. WILLIAMS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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

Notary Public
Commission Expires: 5·6·19

Address of New Owner	Send Tax Bills To:	Map & Parcel
Mina Kheil 1020 Carla Court Nashville, TN 37217	new owner	136-14-0-225.00

WARRANTY DEED

FOR AND IN 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, I/WE,

Shannon Leigh Hendrix, formerly known as Shannon Leigh Hall

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Mina Kheil and Mary Malak, 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 Lot No. 160-B on the Plan of Zone Lot Division of Harbor Gate Subdivision, Section Two, Lots 155-164 of record in Plat Book 6900, Page 17, amending Plat Book 6250, Page 33, 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 Jesse J. Hall and wife, Shannon L. Hall by Warranty Deed from Eric Davis and wife, Anissa N. Graham of record in Instrument No. 20030321-0037958 Register's Office for Davidson County, Tennessee, dated March 17, 2003 and recorded on March 21, 2003. (Value of consideration shown in aforementioned deed $101,900.00.)

Being the same property conveyed to Shannon Leigh Hall by Quitclaim Deed from Jesse James Hall of record in Instrument No. 20050315-0028388 Register's Office for Davidson County, Tennessee, dated December 28, 2004 and recorded on March 15, 2005. Shannon Leigh Hall, now known as Shannon Leigh Hendrix.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 1020 Carla Court, Nashville, TN 37217.

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 so 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 uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 20th day of September, 2017.

Shannon Leigh Hendrix

Shannon Leigh Hendrix

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Shannon Leigh Hendrix** 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.

Witness my hand and official seal at Brentwood, Tennessee this 20th day of September, 2017.

K. WILLIAMS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

(Notary Seal)

Notary Public
My Commission Expires: 5-6-19