Bill Garrett Davidson County
Batch# 25040 DEEDWARR
11/13/2017 12:52:55 PM 2 pgs
Fees: $13.00 Taxes: $444.00

20171113-0116306

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $120,000.00

Affiant

Subscribed and sworn to before me, this 2nd day of November, 2017

Notary Public

My commission expires: 7/6/20

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
4751 TROUSDALE DRIVE, STE 111
NASHVILLE, TN 37220

Return to:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
FILE #: J-AR-17-416-H

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Larry D. Jackson	New owner	**17301018300**
416 Cedarcreek Trail		
Nashville, TN 37211		

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 ACKNOWLEDGE, WE,

Najim Al-Sudani (formerly known as Najm Mohammed) and Zainab Alsudani (formerly known as Zainab Dakhil), husband and wife

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Larry D. Jackson, a single man

HEREINAFTER CALLED THE GRANTEE, 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. 8A on the Plan of Monte Carlo Estates, Section III-A of record in Plat Book 5800, page 150, amended in Book 6250, page 970, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for more complete description of the property.

Being the same property conveyed to Najm Mohammed and Zainab Dakhil, husband and wife, by Warranty Deed from Charles White, unmarried, dated December 28, 2010, of record in Instrument No. 20110105-0001449, Register's Office for Davidson County, Tennessee. Najm Mohammed is now known as Najim Al-Sudani by Petition for Name Change, granted In the United States District Court for the Middle District of Tennessee on July 31, 2015. Zainab Dakhil is now known as Zainab Alsudani by Petition for Name Change, granted In the United States District Court for the Middle District of Tennessee on November 20, 2015.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

All matters as shown on the plat of record in Plat Book 5800, page 150, amended in Book 6250, page 970, Register's Office for Davidson County, TN, including any and all revisions, corrections and/or

This is improved (__X__) unimproved (_____) property known as 416 Cedarcreek Trail, 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, their heirs and assigns forever; and we do covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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, his 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 hand(s) this 2nd day of November, 2017.

Najim Al-Sudani

Zainab Alsudani

Zainab Alsudani

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, a Notary Public of said County and State, Najim Al-Sudani and Zainab Alsudani, 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.

Witness my hand, at office, this 2nd day of November, 2017.

NOTARY PUBLIC

My Commission Expires: DEC 27 2017

J. ANDREW WILEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON