WARRANTY DEED

A. C. HALL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY Commission Expires MAY 8, 2018

State of Tennessee
County of Sumner

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $222,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th day of November, 2017

Notary Public

MY COMMISSION EXPIRES: 5-8-18

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Hallmark Title Company, 100 Bluegrass Commons Boulevard, Suite 115, Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Ali Almosawi Antisar M. Muhsein	US Bank	134-09-0-025.00
(NAME)	(NAME)	Bill Garrett Davidson County
520 Jasmin Drive	7601 Penn Ave S 38 A1	Batch# 32614 **DEEDWARR** 12/04/2017 10:24:07 AM 2 pgs
(ADDRESS)	(ADDRESS)	Fees: $13.00 Taxes: $821.40
Nashville, TN 37211	Richfield MN 55423	20171204-0123247
(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, **Terrence Kevin Fields and Brenda H. Fields, husband and wife** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Ali Almosawi and Antisar M. Muhsein, 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. 131, on the plan of ***Addition to Greenwood Hills, Section 2***, as of record in Book 5200, Page 62, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to Terrence Kevin Fields and wife, Brenda H. Fields, as tenants by the entireties, by Quitclaim Deed from Terrence Kevin Fields, dated 12/12/97 and recorded 12/17/97 in Book 10725, Page 636; and being the same property previously conveyed to Terrence Kevin Fields by Warranty Deed from Ronnie E. Browning and wife, Rebecca M. Browning, dated 7/30/93 and recorded 8/6/93 in Book 9039, Page 66, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☑ property, known as 520 Jasmin Drive, Nashville, TN 37211
(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 30th day of November, 2017.

Terrence Kevin Fields

Brenda H. Fields

State of Tennessee
County of Sumner

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Terrence Kevin Fields and Brenda H. Fields, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for purposes therein contained.

WITNESS my hand and seal this 30th day of November, 2017.

Notary Public
My Commission Expires: 12-28-19

File No.: 173855

JANET L. ADAMS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
MY COMMISSION EXPIRES 12-28-2019