# WARRANTY DEED

Bill Garrett Davidson County
Batch# 34214 DEEDWARR
12/06/2017 02:26:47 PM 2 pgs
Fees: $13.00 Taxes: $814.00

20171206-0124626

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $220,000.00.

Atef Mouris Henein
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF NOVEMBER, 2017.

Notary Public

MY COMMISSION EXPIRES: 01-07-2020

(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

**THIS INSTRUMENT WAS PREPARED BY**
Richard Northcutt, Metropolitan Escrow, Inc., 217 Pineway Drive, Nashville, TN 37217

File No.: 17-1048

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NO.(S) |
|---|---|---|
| Atef Mouris Henein | SWBC Mortgage | #16409000600 |
| (NAME) 5725 Cedar Ash Xing | (NAME) 9311 San Pedro # 100 | |
| (ADDRESS) Antioch, TN 37013 | (ADDRESS) San Antonio Tx 78216 | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND IN CONSIDERATION OF THE SUM OF TWO HUNDRED TWENTY THOUSAND AND NO/100 DOLLARS ($220,000.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,
**RASHETTA MOSTELLA, AN UNMARRIED WOMAN,**
HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO
**ATEF MOURIS HENEIN, MARRIED MAN**
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. 277 on the Plan of Revised Lots 277, 278, & 279, Asheford Crossing, Section One, of record in Plat Book 8250, Page 533, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Rashetta Mostella, an unmarried woman, by deed from Smart Guobadia, married, of record in Instrument 20150512-0043333, dated May 5, 2015, Register's Office for said County.

This conveyance is subject to Restrictions and By-Laws of record in Book 9651, Page 900 amended in Book 9980, Page 482; Book 10301, Page 180; Book 11353, Page 575; Book 10640, Page 941; Book 10717, Page 97; Instrument 20010418-0038191; Instrument 20001018-0103441; 20040422-0045983 and

Book 9651, Page 925, said Register's Office.

This conveyance is made subject to: (1) 2017 taxes, which have been prorated and paid by the Grantors; (2) All matters appearing on the Plan of record in Plat Book 8250, Page 533, said Register's Office.

unimproved ☐
This is improved ☒ property, known as 5725 Cedar Ash Xing, Antioch, TN 37013
(House No.) (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 our hands this 30th day of November, 2017.

Rashetta Mostella

STATE OF TENNESSEE
COUNTY OF Knox

I, the undersigned, a Notary Public for the County of Knox and State of Tennessee, do hereby certify that Rashetta Mostella, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 30th of November, 2017.

Notary Public

My Commission Expires: 4/11/19

(SEAL) COLIN R WHEELER STATE OF TENNESSEE NOTARY PUBLIC KNOX COUNTY My Commission Expires 11-11-2019