WARRANTY DEED

Bill Garrett Davidson County
Batch# 42632 DEEDWARR
12/29/2017 09:49:33 AM 2 pgs
Fees: $13.00 Taxes: $1,008.29
20171229-0132221

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $272,510.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 28 DAY OF December, 2017.

Notary Public

MY COMMISSION EXPIRES: 4/27/18

(AFFIX SEAL)

JOHN GREGORY HARDEMAN NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires MAR 6, 2021

THIS INSTRUMENT WAS PREPARED BY
Hardeman & Montgomery, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nawzad Salih Malo and Khairuldeen A. Omar	SAME	
(NAME)	(NAME)	
5860 Edmondson Pike		17201002000
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, WE, **DAVID L. BARTON AND MARILOU BARTON, HUSBAND AND WIFE**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **KHAIRULDEEN A. OMAR AND SAWSAN S. MALO, HUSBAND AND WIFE AND NAWZAD SALIH MALO AND DILMAN GAWDAN, HUSBAND AND WIFES TENANTS IN COMMON WITH RIGHT OF SURVIVORSHIP**, 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:

A tract of land in the 6th Civil District of Davidson County, Tennessee, described according to a survey made by Hickerson & Hickerson, Engineers, in 1961, as follows:

Beginning on the easterly margin of Edmondson Pike at the southwest corner of the Bailey Franklin property, said point also being the northwest corner of the property conveyed to L. A. Warren by deed from Mrs. R. K. Landis, of record in Book 2099, page 236, said Register's Office; thence with the easterly margin of Edmondson Pike southerly 144 feet; thence south 82 deg. 15' east 335 feet to a stake; thence north 1 deg. 45' east 144 feet to a wire fence in the south margin of the Bailey Franklin property; thence with the south line of the Bailey Franklin property north 82 deg. 15' west 335 feet to the point of beginning, containing 1.1 acres, more or less.

Being the same property conveyed to David L. Barton and wife, Marilou Barton, by deed dated October 30, 1969 from L. Gary Warren and wife, Juanita L. Warren, of record in Book 4376, page 465, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and all other matters of record, including all items set out on any applicable plat of record.

unimproved
This is improved x property, known as 5860 Edmondson Pike, Nashville, TN 37211
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

BOX 10-A

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 hand this 28 day of December, 2017

DAVID L. BARTON

Marilou Barton

MARILOU BARTON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named David L. Barton and Marilou Barton, the bargainors, 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 the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 28 day of December, 2017.

Commission expires:

Notary Public

GREGORY HARDEMAN JOHN
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY, TENN
My Commission Expires MAR 8, 2021