Bill Garrett Davidson County
Batch# 80234 DEEDWARRSP
04/12/2018 12:38:30 PM 3 pgs
Fees: $18.00 Taxes: $1,128.87
20180412-0034516

Instrument prepared by:
Don A. Eilbott, Attorney, PLC
Post Office Box 23870
Little Rock, AR 72221-3870

Return to:
Associates Closing & Title, LLC
12410 Cantrell Road, Suite 200
Little Rock, AR 72223

The form of this instrument was approved by Don A. Eilbott, Attorney, PLC, P.O. Box 23870, Little Rock, AR 72221, 501-225-2885, Tennessee Board of Professional Responsibility Number 036357. Certain information was completed by Associates Closing & Title, LLC, based upon information provided by others.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $305,100.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Ajmal
Grantee or Agent of Grantee

Subscribed and sworn to before me this 11th **day of April, 2018**

Dustin Dunn
State of Tennessee Notary Public
Davidson County

Notary Public
My Commission Expires: 7-5-21
(SEAL)

Address New Owner As Follows:	**Send Tax Bills to:**	**Map-Parcel No.(s)**
Muhammad Ajmal and Sarwat Ajmal	**Muhammad Ajmal and Sarwat Ajmal**	**032 09 0B 013.00**
4956 Indian Summer Drive	5172 Remington Drive	
Nashville, TN 37207	Brentwood, TN 37027	

SPECIAL WARRANTY DEED
(Corporation)

CitiMortgage, Inc., Grantor, by virtue of the authority granted in a power of attorney filed for record simultaneously herewith, in the Register's Office of Davidson County, Tennessee, for and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency all of which are hereby acknowledged, has this day bargained and sold, and by these presents does hereby sell, transfer and convey, unto Muhammad Ajmal and Sarwat Ajmal, husband and wife, Grantee(s), and their heirs and assigns, the following land in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 42 on the Plan of Quail Ridge, Phase One - Section Seven, of record in Instrument No. 20050825-0101520, 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 Grantor by Substitute Trustee's Deed as filed at Instrument Number 20140930-0089815, in the Register's Office of Davidson County, Tennessee.

Commonly known as: 4956 Indian Summer Drive, Nashville, TN 37207

TO HAVE AND TO HOLD the said real property above described, including any after acquired title of Grantor(s), together with the appurtenances, estate, title and interest thereto belonging to Grantee(s) and unto their heirs and assigns in fee simple forever, subject to current taxes and other assessments, reservations in patents and all easements, rights-of-way, encumbrances, liens, covenants, conditions, restrictions, obligations and liabilities as may appear of record, the Grantor(s) hereby binds itself to warrant and defend the title as against all acts of the Grantor(s) herein and no other.

The words "Grantor(s)" and "Grantee(s)" as used herein shall include the plural where appropriate and pronouns shall be construed according to their proper gender and number according to the context thereof.

IN WITNESS WHEREOF, this indenture is executed in the name of the Grantor(s) this 6 day of April, 2018

CitiMortgage, Inc., by its duly authorized attorney in fact, National Default REO Services, a Deleware Limited Liability Company

BY: _____

Jamey Davis VP

ITS: _____

Certificate of Acknowledgment

State of Texas

County of Dallas)ss. Acknowledgement

Personally appeared before me, the undersigned Notary Public, Jamey Davis, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained, and who further acknowledged that such person is the VP of the Attorney-in-Fact of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand and official seal, at office this 6 day of April, 2018

Cynthia Ann Partida Valtierra

Notary Public

My commission expires:

6-4-2019

(Seal)

CYNTHIA ANN PARTIDA VALTIERRA
Notary Public, State of Texas
Comm. Expires 06-04-2019
Notary ID 128635011

True Copy Certification

I, Billie J. Hagler, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

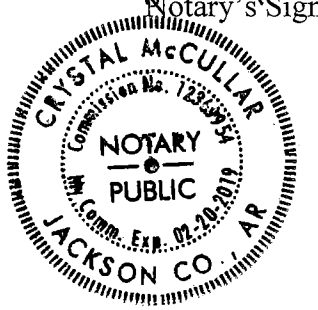
Signature

State of Arkansas

County of Jackson

Personally appeared before me, Crystal McCullar, a notary public for this county and state, Billie J. Hagler who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature



My Commission Expires: 02/20/2019
Notary' Seal (if on paper)