WHEN RECORDED RETURN TO
Midtown Title, LLC
1704 Charlotte Avenue, #105
Nashville, TN. 37203
File No. 1-18-9035

Bill Garrett Davidson County
Batch# 101094 DEEDWARR
06/06/2018 01:47:22 PM 2 pgs
Fees: $13.00 Taxes: $945.35

20180606-0054339

Prepared by:
Realty Title & Escrow Company, Inc.
1139 NW Broad St Suite 101
Murfreesboro, TN 37129

RACHEL MARIE COLLINS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF CHEATHAM

STATE OF TENNESSEE
COUNTY OF RUTHERFORD
The actual consideration or value, whichever is greater, for this transfer is $255,500.00.

Affiant

Subscribed and sworn to before me, this 1st day of June, 2018.

Rachel Marie Collins
Notary Public
My commission expires: 3-21-20

13-1805-133101

Address of New Owner:	**Send Tax Bills to:**	**Tax Information:**
Mena Faheem	SWBC Mortgage Corp.	175-06-0-A-073.00 CO
5050 Preserve Blvd	9311 San Pedro #100	
Antioch TN 37013	San Antonio, TX 78216	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Troy A. Neu, an unmarried man,** hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Mena Faheem, a single man,** hereinafter called the Grantees, their successors 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. 127, on the Plan of Section One, The Preserve at Old Hickory, "Cluster Lot Subdivision", of record in Instrument No. 20060824-0104545, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to Ole South Properties, Inc., a Tennessee Corporation by deed from TWD I Partnership, a Texas general partnership, dated July 27, 2006, recorded July 31, 2006, of record in Instrument No. 20060731-0092636, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Troy A. Neu, an unmarried man by deed from Ole South Properties, Inc., a Tennessee Corporation, dated November 20, 2009, recorded November 30, 2009, of record in Instrument No. 20091130-0109369, Register's Office for Davidson County, Tennessee.

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

This property is improved property known as 5050 Preserve Blvd, Antioch, TN 37013.

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 1st day of June, 2018.

Troy A. Neu

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Troy A. Neu,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged he executed the within instrument for the purposes therein contained.

Witness my hand in Murfreesboro, TN, this 1st day of June, 2018.

State of Tennessee at Large

My Commission expires: 05-19-20

ASHLEY W. MORGAN
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires 05-19-2020