WARRANTY DEED

Karen Y Johnson Davidson County
Batch# 174072 DEEDWARR
12/14/2018 09:49:59 AM 2 pgs
Fees: $13.00 Taxes: $730.75

20181214-0121643

State of Tennessee
County of Shelby

The actual consideration or value, whichever is greater, for this transfer is **$197,500.00**

Affiant

Subscribed and sworn to before me, this the 14th day of December, 2018.

Notary Public

My commission expires: Sept. 7, 2022
(AFFIX SEAL)

LINDA A GRAY STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF SHELBY

THIS INSTRUMENT WAS PREPARED BY
Atwood & Moore
Attorneys at Law 144 Uptown Square, Murfreesboro, TN 37129

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Yamasa Co., Ltd.	**Yamasa Co., Ltd.**	**149020B072**
P.O. Box 4090	P.O. Box 4090	
Scottsdale, AZ 85261	Scottsdale, AZ 85261	

FOR AND IN 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 ACKNOWLEDGE, I,

Zia U Rahman Amerkhill, unmarried

HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO

Yamasa Co., Ltd., a Japanese corporation,

HEREINAFTER CALLED THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BEING all of Lot No. 123, PLAN OF PICADILLY SQUARE SUBDIVISION, PHASE II, according to survey and plat of same appearing of record in Book 6250, pages 92-94, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details as to location and description of said lot.

Being the same property conveyed to Zia U Rahman Amerkill by deed quitclaim deed from Wagma A. Dorani appearing of record in Instrument Number 20170210-0014317, of the Register's Office of Rutherford County, Tennessee.

THIS conveyance is subject to any and all matters as shown of record in Davidson County, Tennessee.

Zia U Rahman Amerkhill and Zia U Rahman Amerkill being one and the same person.

This is improved (X) Unimproved (__) property known as 801 Bishopsgate Rd., 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 GRANTEE, its successors and assigns forever. The GRANTOR covenants with the said GRANTEE that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, its successors 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 hand(s) this 11th day of **December, 2018.**

Zia U Rahman Amerkhill

STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

Personally appeared before me, a Notary Public of said County and State, **Zia U Rahman Amerkhill** the within named seller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 11th day of **December, 2018.**

Notary Public

My Commission Expires: 8/17/19

LORI T. SHELTON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD