Karen Y Johnson Davidson County
Batch# 182223 DEEDWARR
01/09/2019 03:58:50 PM 2 pgs
Fees: $13.00 Taxes: $1,028.60
20190109-0002535

(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is **$278,000.00.**

Affiant

Subscribed and sworn to before me, this 8th day of January, 2019.

Notary Public

My commission expires: _____

THIS INSTRUMENT PREPARED BY:
Keith H. Solomon, Attorney
SolomonParks Title & Escrow
557 Sam Ridley Pkwy, Smyrna, TN 37167

WARRANTY DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
Ragab Abdel Sattar Hassan Rashwan and Jennye Elizabeth Greene	Better Mortgage Company	**147-15-0-046.00**
563 Watsonwood Drive	7 World Trade Center 250 Greenwich St., Fl 36	
Nashville, TN 37211	New York, NY 10006	

FOR AND IN CONSIDERATION of the sum of Ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I,

Michael W. Mitchell and Kim R. Mitchell, Trustee's of the Mitchell Family Trust dated July 6th, 2016

(hereinafter called the "Grantor"), have bargained and sold, and by these presents do transfer and convey unto

Ragab Abdel Sattar Hassan Rashwan and Jennye Elizabeth Greene, jointly with right of survivorship

(hereinafter called the "Grantee"), his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 248 on the Plan of Whispering Hills, Section II-B of record in Plat Book 2331, Page 155, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot 248 fronts 133.5 feet on the South side of Watsonwood Drive, and runs back between lines 156 feet on the East side, 176.3 feet on the West side to a dead line in the rear measuring 143 feet.

Being the same property conveyed to Michael W. Mitchell and Kim R. Mitchell, Trustees of the Mitchell Family Trust dated July 6th, 2016 by Quitclaim deed from Dorothy Mitchell of record in Instrument No. 20160907-0093622 Register's Office for Davidson County, Tennessee, dated August 30, 2016 and recorded on September 07, 2016.

This is improved property known as **563 Watsonwood Drive, Nashville, TN 37211.**

TO HAVE AND TO HOLD the said tract of parcel of land, together with any and all appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever.

GRANTOR COVENANTS with the said Grantee that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated between the parties herein and assumed by the Grantee.

2. Matters, if any, shown on any applicable Plan of record in the Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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.

IN WITNESS WHEREOF the Grantor has hereunto executed this instrument on this the 8th day of January, 2019.

The Mitchell Family Trust, dated July 6th, 2016

By: Michael W Mitchell Trustee
Michael W. Mitchell, Trustee

By: K R Mitchell, Trustee
Kim R. Mitchell, Trustee

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Michael W. Mitchell and Kim R. Mitchell,** with whom I am personally acquainted (or who proved to me their identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within instrument on behalf of **The Mitchell Family Trust, dated July 6th, 2016,**for the purposes therein contained, and who further proved to me that they are the **Trustee's** for The Mitchell Family Trust, dated July 6th, 2016, and are authorized by The Mitchell Family Trust, dated July 6th, 2016, to execute this instrument on its behalf.

This the 8th day of January, 2019.

Lisa K R Wagner
Notary Public

My Commission Expires: Sept. 20, 2020

SolomonParks File No. 18-001376-529

