Karen Johnson Davidson County
Batch# 230258 DEEDWARR
05/15/2019 03:08:30 PM 3 pgs
Fees: $18.00 Taxes: $795.50
20190515-0045901

Prepared by:
Amy Cross Nance
Attorney at Law
103 Forrest Crossing Blvd Suite 205
Franklin, TN 37064
615-794-5644

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $215,000.00

Affiant

Subscribed and sworn to before me this 15th day of May, 2019.

Notary Public
My commission expires: 2/12/23

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Amar Alhares	Churchill Mortgage	162-07-0-001
5028 Shihmen Drive	761 Old Hickory Boulevard, Suite 100	
Antioch, TN 37013	Brentwood, TN 37027	

Warranty Deed

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged **Ayaz Haji Abdullah, a single man** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Amar Alhares, unmarried man,** hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 84, on the plan of Antioch Park, Section I, as the same appears of record in Plat Book 3600, Page 96, Register's Office for Davidson County, Tennessee, to which plat specific reference is hereby made for a more particular description.

Being the same property conveyed to Ayaz Haji Abdullah by deed from Bahzad H. Abdullah of record in Instrument No. 20181004-0098768, Register's Office for Davidson County, Tennessee, and dated October 4, 2018.

This conveyance is made subject to the following:

1. Subject to the Covenant, Condition, or Restriction, recorded in Book 3861 Page 744, the official records of Davidson County Register of Deeds.

2. All matters appearing on the plan of Antioch Park of record in Plat Book 3600 Page 96, Register's Office for Davidson County, Tennessee.

This property is improved property known as 5028 Shihmen Drive, 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(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever.

In Witness Whereof, the said, **Grantor**, hereunto set by hands and seals this 15th day of May, 2019.

Ayaz Haji Abdullah

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 15th day of May, 2019, before me personally appeared Ayaz Haji Abdullah, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

Witness my hand, at office, this 15th day of May, 2019.

Notary Signature
My commission expires: 2/12/23

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

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

Signature

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me a notary for this county and state, Sheri Engel who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

My Commission Expires: 2/12/23

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY