This instrument prepared by:
Midtown Title, LLC
1704 Charlotte Avenue
Suite 105
Nashville, TN 37203

File Number: 1-19-4223

Karen Johnson Davidson County
Batch# 235169 DEEDWARR
05/28/2019 12:43:30 PM 3 pgs
Fees: $18.00 Taxes: $1,184.00
20190528-0050106

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $320,000.00.

Affiant

CARRIE CALLAHAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Subscribed and sworn to before me, this the 24th day of May, 2019

Notary Public
My Commission Expires: 3/8/2021

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Jeffrey L. Moredock, Janet S. Moredock, and Rebekah A. Moredock 136 Carriage Court Brentwood, TN 37027	Provident Funding Servicing Dept P.O. Box 513738 Los Angeles, CA 90051	171-03-0B-159.00-CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($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, I, **Tarek Isaac Mentouri, unmarried**, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **Rebekah A. Moredock, a single woman and Jeffrey L. Moredock and Janet S. Moredock, husband and wife as joint tenants with right of survivorship**, 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, to wit:

Land in Davidson County, Tennessee, being Unit No. 19 on the Plan of Phase Two, Section Five, Townhomes of Fredericksburg, of record in Plat Book 9700, Page 578, revised in Instrument No. 20000804-0077800, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Ann M. Mashburn by Quitclaim Deed from Sarah F. Goodrick, married, formerly known as Sarah K. Longhurst of record in Instrument No. 20170223-0018148 Register's Office for Davidson County, Tennessee, dated February 09, 2017 and recorded on February 23, 2017.

Being the same property conveyed to Tarek Isaac Mentouri, unmarried by Warranty Deed from Ann M. Mashburn, married of record in Instrument No. 20180109-0002816 Register's Office for Davidson County, Tennessee, dated January 05, 2018 and recorded on January 09, 2018.

This is ☒ improved or ☐ unimproved property located at: **136 Carriage Court, Brentwood, TN 37027**

This conveyance is made subject to 1) Property taxes for the year 2019 a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the Grantor paying their prorated share thereof to the Grantee who will be responsible for payment of said taxes; 2) all applicable zoning ordinances; 3) utility, sewer, drainage and other easements of record; 4) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record; 5) building restrictions; and 6) other matters of public record.

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 and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized 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; and we do

201905280050106

further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Whenever 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, Grantor has executed this instrument on this 24th day of May, 2019.

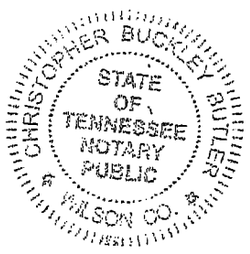
GRANTOR:

Tarek I. Mentouri

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Tarek I. Mentouri, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office this 24th day of May, 2019.



Notary Public
My Commission expires: 9-20-21

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True Copy Certification

I, Christopher M. Corriveau, 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.

C. M. C

Signature

State of Tennessee
County of Davidson

Personally appeared before me, Rachel Marie Collins, a notary public for the state of Tennessee, Christopher M. Corriveau who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Rachel Marie Collins

Notary Signature

My Commission Expires: 3-21-20

