WARRANTY DEED

Karen Johnson Davidson County
Batch# 239691 DEEDWARR
06/06/2019 10:59:29 AM 2 pgs
Fees: $13.00 Taxes: $1,350.50

20190606-0054212

April G. Nichols State of Tennessee Notary Public Williamson County

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER **$365,000.00**.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 29 DAY OF May 2019, 2019

Notary Public

MY COMMISSION EXPIRES: 6.30.2019

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Logos Realty Closing Services Inc.
301 S Perimeter Park Dr, Suite 214
Nashville, TN 37211

ADDRESS OF NEW OWNER: AS FOLLOWS	SEND TAX BILLS TO:	MAP - PARCEL NO(S)
Thomas Clinton McCormick, Jr. and Allison Friedman McCormick	NEW OWNER	061-14-0B-008.00 CO
(Name)	(Name)	
3804 Hutson Ave		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HERINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **SWA DREAM HOMES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY** HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **THOMAS CLINTON MCCORMICK, JR. AND ALLISON FRIEDMAN MCCORMICK** 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. 3804, together with the appurtenant interest in the common elements of the Homes at 3806 Hutson Avenue, a horizontal property regime established by the Declaration of Covenants, Conditions and Restrictions for Homes at 3806 Hutson Avenue, a horizontal property regime with private elements, of record at Instrument No. 20160803-0080181, in the Register's Office of Davidson, Tennessee, said Unit being depicted on the Plat attached as Exhibit "B" to the aforementioned Declaration of Covenants, Conditions and Restrictions for Homes at 3806 Hutson Avenue, a horizontal property regime with private elements.

Being the same property conveyed to SWA DREAM HOMES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, by deed from AJ INVESTMENTS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, of record as Instrument No. 20160822-0087823, dated August 12, 2016, said Register's Office.

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 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. 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.

Executed by my hand this 29th Day of May 2019.

SWA DREAM HOMES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY

BY: _____
Sherif Ibrahim, President

BY: _____
Andro Abdelsayed, Member

STATE OF Tennessee

County OF Davidson

Before me, a Notary Public for the above County and State, do hereby certify that Sherif Ibrahim as President and Andro Abdelsayed as Member of SWA Dram Homes, LLC personally appeared before me this day and acknowledged the due execution of the foregoing instrument as such Vice President and Members.

Witness my hand and official seal, this the 29th Day of May, 2019 .

Marian F Mansour
Notary Public

My Commission Expires:

(SEAL)



Please return to
Logos Realty Closing Services Inc.
301 S Perimeter Park Dr, Suite 214
Nashville, TN 37211