WARRANTY DEED

Karen Johnson Davidson County
Batch# 270855 DEEDWARR
08/13/2019 12:58:30 PM 3 pgs
Fees: $18.00 Taxes: $1,694.60
20190813-0080694

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER **$458,000.00.**

Nicolette Cole
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 8th DAY OF August, 2019

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

JENNIFER CHANDLER-COLE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires JAN. 8, 2020

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)
Mina Benyamin and Jakline Abdel Gaber	U.S. BANK, NA	061-14-0B-007.00 CO
(Name)	(Name)	
3802 Hutson Ave, Unit G	4801 FREDERICA STREET	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37218	OWENSBORO, KY 42301	
(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 **MINA BENYAMIN and JAKLINE ABDEL GABER, A MARRIED COUPLE,** 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. 3802G, together with the appurtenant interest in the common elements of Homes at 3806 Hutson Avenue, a horizontal property regime established by the Declaration of Covenants, Conditions and Restrictions, of record as Instrument No. 20160803-0080181, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Plat attached as Exhibit "B" to the aforementioned Declaration.

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. 20160822-0087825, 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 8th Day of August 2019.

SWA Dream Homes

BY: Sherif Ibrahim
President

STATE OF Tennessee

County OF Davidson

Before me, a Notary Public for the County of Davidson and State of Tennessee, do hereby certify that Sherif Ibrahim as President of SWA Dream Homes personally appeared before me this day and acknowledged the due execution of the foregoing instrument as such President

Witness my hand and official seal, this the ~~31st~~ 8th of ~~July~~ August, 2019.

Notary Public

My Commission Expires:

(SEAL)

MAXINE J. RUCKER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JAN. 6, 2020

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

Certificate of Authenticity

I, Jennifer Chandler- Cole 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.

Signature

State of TENNESSEE
County of DAVIDSON

Personally appeared before me, Maxine J. Rucker, a notary public for this county and state, Jennifer Chandler- Cole who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires:_____

MAXINE J. RUCKER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JAN. 6, 2020