KIMBERLY BEARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 10-7-2019

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $259,000.00

Affiant

Subscribed and sworn to before me, this 6th day of September, 2019.

Notary Public

My commission expires: 10-7-19

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
4751 TROUSDALE DRIVE, STE 111
NASHVILLE, TN 37220

Karen Johnson Davidson County
Batch# 283620 **DEEDWARR**
09/10/2019 11:07:57 AM 2 pgs
Fees: $13.00 Taxes: $958.30

20190910-0091363

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Chidi Victoria Emeji	Same as New Owner	**16413003600**
3617 Longhaven Crossing		
Antioch, TN 37013		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Henock Hailu a/k/a Mesele Hailu, Married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Chidi V. Emeji, A Single Woman

HEREINAFTER CALLED THE GRANTEES, 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 Lot Number 198 on the Plan of Section One, Asheford Crossing, of record in Book 7900, Page 937, Register's Office for said County, reference to which is hereby made for a more complete description.

Being the same property conveyed to Mesele Hailu, by Special Warranty Deed from Fannie Mae A/K/A Federal National Mortgage Association organized and existing under the laws of the United States of America, dated February 24, 2011, of record in Instrument No. 20110428-0032468, Register's Office for Davidson County, Tennessee. Mesele Hailu is now known as Henock Hailu. Mehert Tesgaye is joining in this conveyance to convey any interest she may have, marital or otherwise.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Subject to any and all encumbrances, restrictions, easements, plats, covenants, rights, and conditions that may appear of record in the Register's Office of Davidson County, Tennessee.

This is improved (_X_) unimproved (_____) property known as 3617 Longhaven Crossing, 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 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 in 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.

_____ Date: 09/06/19
Henock Hailu a/k/a Mesele Hailu

_____ Date: 09/06/19
Mehert Tesgaye

STATE OF TN

COUNTY OF Rutherford

Personally appeared before me, a Notary Public of said County and State, Henock Hailu a/k/a Mesele Hailu and Mehert Tesgaye, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 6 day of September, 2019.

KATHRYN SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-03-2020

_____
NOTARY PUBLIC

My Commission Expires: 11-03-2020