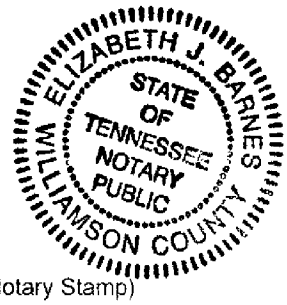
Karen Johnson Davidson County
Batch# 319899 DEEDWARR
11/26/2019 07:48:30 AM 3 pgs
Fees: $18.00 Taxes: $1,369.00
20191126-0121851



(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is $370,000.00.

Affiant

Subscribed and sworn to before me, this 22nd day of November, 2019.

Notary Public

My commission expires: 12-18-22

THIS INSTRUMENT PREPARED BY:
Keith H. Solomon, Attorney
SolomonParks Title & Escrow
305-B Indian Lake Blvd., Suite 220, Hendersonville, TN 37075

WARRANTY DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
Maikel Ebrahim	Same	**173-10-0C-101.00-CO**
8024 Brockman Lane		
Nashville, TN 37211		

FOR AND IN CONSIDERATION of the sum of Ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I,

Joseph M. Neiber, single man

(hereinafter called the "Grantor"), have bargained and sold, and by these presents do transfer and convey unto

Maikel Ebrahim, single man

(hereinafter called the "Grantee"), his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

BEING Lot No. 101 on the Plan of Delvin Downs, Phase Two, a Residential Planned Unit Development of record in Plat at Instrument No. 20160929-0102578, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

BEING the same property conveyed to Joseph M. Neiber, single man by Warranty deed from Capitol Homes, Inc., a Tennessee corporation of record in Instrument No. 20170412-0035737 Register's Office for Davidson County, Tennessee, dated April 07, 2017 and recorded on April 12, 2017. (Value of consideration shown in aforementioned deed $291,920.00.) Being also known as 8024 Brockman Lane Nashville, Tennessee 37211.

This is improved property known as **8024 Brockman Lane, Nashville, TN 37211.**

TO HAVE AND TO HOLD the said tract of parcel of land, together with any and all appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever.

GRANTOR COVENANTS with the said Grantee that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for all subsequent years, the current year's taxes being paid at closing and prorated between the parties herein.

2. Matters, if any, shown on any applicable Plan of record in the Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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.

IN WITNESS WHEREOF the Grantor has hereunto executed this instrument on this the 22nd day of November, 2019.

Joseph M. Neiber

STATE OF NORTH DAKOTA
COUNTY OF BURLEIGH

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named, Joseph M. Neiber, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained, and who swore to the statements made above and subscribed their names above.

Witness my hand and official seal this 22nd day of November, 2019.

Notary Public
My Commission Expires: 8/31/22

JAY H. SCHMALLEN
Notary Public
State of North Dakota
My Commission Expires Aug. 31, 2022

SolomonParks File No. 19-000356-526

COMPASS
LAND TITLE

TRUE COPY CERTIFICATE

I, **J. Carlton Drumwright**, do hereby make oath that I am a licensed attorney and 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.

J. Carlton Drumwright

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, Elizabeth Barnes, a notary public for this county and state, **J. Carlton Drumwright**, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary

My Commission Expires: 12/18/22

ELIZABETH J. BARNES
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY