Prepared by:
Realty Title & Escrow Company, Inc.
1285 North Mt. Juliet Road
Mt. Juliet, TN 37122

Karen Johnson Davidson County
Batch# 331791 DEEDWARR
12/18/2019 12:34:30 PM 3 pgs
Fees: $18.00 Taxes: $987.90
20191218-0130615

STATE OF TENNESSEE
COUNTY OF Wilson
The actual consideration or value, whichever is greater, for this transfer is $267,000.00.

Katherine Warren
Affiant

Subscribed and sworn to before me, this 17th **day of December, 2019.**

Notary Public
My commission expires: 10/6/21

FRANK W. ROBERTS
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

06-1912-77334

Address of New Owner:	**Send Tax Bills to:**	**Tax Information:**
Zhara Al-Rabiey	Same As Owner	150-12-0-A-085.00 CO
3773 Seasons Dr		
Antioch TN 37013		

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Gehan R. Wickremasinghe and wife, Sara G. Wickremasinghe**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Abdulridha Al-Rabiey, married and Zhara Al-Rabiey, married, as tenants in common with right of survivorship**, hereinafter called the Grantees, their successors 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 No. 746, on the Plan of Final P.U.D. Plan, Phase IV, Somerset, of record in Book 7900, Pages 978 and 979, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Gehan R. Wickremasinghe and wife, Sara G. Wickremasinghe by deed from Randy H. Brown and wife, Mary Lou Brown, dated August 28, 1997, recorded October 17, 1997, of record in Book 10649, Page 545, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 3773 Seasons Dr, 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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

WITNESS my hand this _____ day of December, 2019.

Gehan R. Wickremasinghe

Sara G. Wickremasinghe

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Gehan R. Wickremasinghe and Sara G. Wickremasinghe**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Mt. Juliet, TN, this 12 day of December, 2019.

Notary Public
State of Tennessee at Large

JASON C. NGUYEN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

My Commission expires: 5/17/21

Certificate of Authenticity

I, Kathleen Robson Gordon, 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 TN

County of Williamson

Personally appeared before me, Katherine Warren, a notary public for this county and state, Kathleen Robson Gordon who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Katherine Warren

Notary's Signature

My Commission Expires: 4-13-22.

Notary's Seal (If on paper)

KATHERINE WARREN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD EXP. 4-13-2022

201912180130615