This instrument prepared by:
Tennessee Nations Title Agency, Inc.
404 BNA Drive, Suite 310
Nashville, Tennessee 37217
615-360-2703
tn-closing@nationstitle.com

Karen Johnson Davidson County
Batch# 343202 DEEDWARR
01/15/2020 09:03:30 AM 3 pgs
Fees: $18.00 Taxes: $469.90
20200115-0005284

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater for this transfer is: $127,000.00

Affiant Signature

Subscribed and sworn to before me on this the 14th day of January, 2020

Notary Public

My Commission expires 5/13/2021

JOSEPH WHITE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

NAME AND ADDRESS OF PROPERTY OWNER:
HES Investment, LLC
820 Stone Flower Court
Antioch, TN 37013

SEND TAX BILLS TO:
New Owner
MAP AND PARCEL NUMBER: 08008037100

WARRANTY DEED

19NT01334

Effective the 14th day of January, 2020 and for and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged,

Mary L. Robertson, unmarried

Hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

Eed Girgis, member, HES investment LLC, Hanna Hanna, member, HES Investment, LLC, Salah Hanis, member, HES Investment, LLC

Hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in **DAVIDSON COUNTY**, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 47 on the Plan of Bordeaux Hills Subdivision, as of record in Book 4460, Page 9, said Register's Office, to which plan reference is here made for a more complete description of said lot.

Subject to all easements, reservations, covenants, conditions, agreements of record if any.

Being the same property conveyed to Mary L. Robertson, by Quit Claim Deed from Donna L. Robertson, a single person, dated 09/13/1994 and recorded 09/15/1994 as Document No. 90984,Register's Office for Davidson County, Tennessee.

This is an improved property commonly known as 3223 Leawood Dr, Nashville, TN 37218

Tax ID: 08008037100

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. We do covenant with 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, expect for those matters appearing of record and real property taxes. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEES, their heirs and assigns, against all 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 our hands this the 14th day of January, 2020

Mary L. Robertson
Mary L. Robertson

State of Tennessee
County of ~~Montgomery~~ Davidson

Personally appeared before me, the undersigned authority, a Notary Public for said County and State, Mary L. Robertson, the within named bargainers with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that such persons executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this the 14th day of January, 2020.

Notary Public

My commission expires: 2/5/2020

CAROL B. CHRISTIAN STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

1334 WD

Certificate of Authenticity

I, Christy Jones **do hereby make oath that I am a license attorney and/or 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.**

Christy Jones

Signature

State of Tennessee

County of Davidson

Personally appeared before me Joseph White **, a notary public for this county and state,** Christy Jones **who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.**

JW

Notary's Signature

My Commission Expires: 5/15/2021

Notary's Seal (If on paper)

JOSEPH WHITE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON