WHEN RECORDED RETURN TO:
Midtown Title, LLC
1704 Charlotte Avenue, #105
Nashville, TN. 37203
File No. 1-9882-mc

Prepared by and Return to:
Summit Title Company, LLC
1800 S. Rutherford Blvd. Suite
203 Murfreesboro, TN 37130

Karen Johnson Davidson County
Batch# 533076 DEEDWARR
12/14/2020 01:59:30 PM 3 pgs
Fees: $18.00 Taxes: $832.50
20201214-0147050

STATE OF TENNESSEE
COUNTY OF ~~RUTHERFORD~~ Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 225,000.00

Nabil Salib
Affiant

Subscribed and Sworn before me this 9th day of December , 2020.

Notary Public
My commission expires:
NOV 0 8 2021

J. ANDREW WILLEY
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

ADDRESS OF NEW OWNER:	SEND TAX BILLS DUE:	TAX INFORMATION:
Nabil Adly Salib and Ghana H. Haron 500 Pleasant Colony Court, Nashville, TN 37013	The same	150-14-0A-107.00-C

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Adriane Marie Cooper**, "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **Nabil Adly Salib and Ghanya H. Haron, Husband and Wife,** "the Grantee," the following described real estate in Davidson, Tennessee:

Land in Davidson County, Tennessee, being Lot Number 724 on the Plan of Calumet Estates, Phase 7, of record in Plat Book 9700, Page 628, Register's Office for Davidson County, Tennessee, to which reference is made for a more complete description.

Being the same property conveyed to 500 Pleasant Colony Land Trust, Trustee, Inc., Trustee, from Federal Home Loan Mortgage Corporation, by deed on January 24, 2013, of record in Instrument Number 20130125-0008276, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Andriane M. Cooper, an unmarried woman, by deed from 500 Pleasant Colony Land Trust, Trustee, Inc., Trustee Dated 5/30/2013 and Recoded 05/30/2013 Instrument No. 20130530-0054700. Map 150-14-0A Parcel: 107.00

This is the improved property known as 500 Pleasant Colony Court Nashville, Tennessee 37013.

THIS CONVEYANCE IS SUBJECT TO (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

TO HAVE AND TO HOLD said real estate unto the Grantee, and the Grantee's successors, heirs and assigns, forever in fee simple.

GRANTOR COVENANTS THAT it is lawfully seized and possessed of said real estate, has good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out), and will forever warrant and defend said title against any and all lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed on the 9th day of December, 2020

Adriane Marie Cooper

Adriane Marie Cooper

STATE OF TN

COUNTY OF Rutherford

Personally appeared before me, the undersigned, a notary public in and for said county and state, Adriane Marie Cooper, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal this 9th day of December, 2020.

Notary Signature

My commission expires: 09/19/2022

JIM A HYDE
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

True Copy Certification

I, Christopher M. Corriveau, 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.

C. M. C.

Signature

State of Tennessee
County of Davidson

Personally appeared before me, Rachel Marie Collins, a notary public for the state of Tennessee, Christopher M. Corriveau who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Rachel Marie Collins

Notary Signature

My Commission Expires: 3-6-2024

