Karen Johnson Davidson County
Batch# 625751 DEEDWARR
04/29/2021 12:25:30 PM 4 pgs
Fees: $23.00 Taxes: $1,124.80
20210429-0057570

Name and Address of New Owner:
Progress Nashville, LLC, a Delaware Limited Liability Company
PO BOX 4090
Tempe, AZ 85261

Send Tax Bills To:
New Owner
PO BOX 4090
Tempe, AZ 85261

This Instrument Prepared By:
Red Door Title Services LLC
1616 Westgate Circle
Brentwood, TN 37027

Map & Parcel No: 164-08-0B-090-00

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, **Nabel Shehata and Shereen Zakaria, husband and wife**, "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **Progress Nashville, LLC, a Delaware Limited Liability Company**, "the Grantee," the following described real estate in Davidson County, Tennessee:

BEING Lot No. 37 on the Final Plat of Lakewalk, Section Three, as the same appears of record in Instrument No. 20060124-0009100, Register's Office for Davidson County, Tennessee, to which plat specific reference is hereby made for a more particular description.

BEING the same property conveyed to Nabel Shehata and Shereen Zakaria, husband and wife, by deed from Greenvale Construction, LLC, a Tennessee limited liability company, of record in Instrument No. 20090114-0003539, Register's Office, Davidson County, Tennessee, dated December 30, 2008 and recorded January 14, 2009.

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 26 day of April, 2021.

Nabel Shehata (SEAL)
Nabel Shehata

Shereen Zakaria (SEAL)
Shereen Zakaria

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 26 day of April, 2021, before me personally appeared Nabel Shehata and Shereen Zakaria, husband and wife, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 26 day of April, 2021.

Notary Signature
My commission expires: 3/17/24

TIMOTHY L STILLINGS
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 03/17/2024
WILLIAMSON COUNTY

AFFIDAVIT OF VALUE

STATE OF ~~TENNESSEE~~ Georgia)

COUNTY OF ~~WILSON~~ Gwinnett)

The actual consideration (or value, whichever is greater) for this transfer is $ 304,000.00

AFFIANT

Subscribed and sworn to before me, this 26th day of April, 2021.

NOTARY PUBLIC
My Commission Expires:
10/26/24

CYNTHIA VAN CAMPEN
Gwinnett County
My Commission Expires
October 26, 2024

Property address:

1472 Priestshore Bay
Antioch, TN 37013

Certificate of Authenticity

I, Cynthia Brown, do hereby make oath that I am a licensed 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.

Cynthia Brown
Signature
Cynthia Brown

State of Georgia

County of Gwinnett

Personally appeared before me, Cynthia Brown, who acknowledges that this certification of an electric document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 3-21-22
Notary's Seal:

MELANIE BIBB
Notary Public - Georgia
Gwinnett County
Expires 03/21/2022