Karen Johnson Davidson County
Batch# 650488 DEEDWARR
06/07/2021 12:07:30 PM 4 pgs
Fees: $23.00 Taxes: $1,609.13
20210607-0075951

RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
580 Franklin Rd.
Suite 203
Franklin, Tennessee 37069
File No.: TN2115694

WARRANTY DEED

JONATHAN RHYNE
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES 9-21-2024

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $434,900.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th day of May, 2021.

NOTARY PUBLIC

My commission expires: 9/21/24

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 580 Franklin Road, Suite 203, Franklin, Tennessee 37069

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wassim Abdelmelek 7404 Tarmac Way Nashville, TN 37211	~~Same address as new owner~~ Supreme Lending 14801 Quorum Drive #300 Dallas, TX 75254	181010B15100CO

FOR AND IN CONSIDERATION of the sum of Four Hundred Thirty Four Thousand Nine Hundred and 00/100 Dollars ($434,900.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **LATISHA R. SMITH, A MARRIED WOMAN**, hereinafter called the Grantor(s), has bargained and sold and by these presents do hereby transfer and convey unto, **WASSIM ABDELMELEK**, Married Man (H) hereinafter called the Grantee(s), his heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot(s) 151, as shown on the map entitled Phase Two, 2nd Addition to Sugar Valley, an RS-10 Cluster Lot Subdivision, of record in Instrument No. 20060322-0032604, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Latisha R. Smith, a married woman from East West Holdings, LLC, a Tennessee Limited Liability Company, by Warranty Deed dated 03/31/2016 and recorded 04/05/2016 in Instrument No. 20160405-0032447, Register's Office of said County. Latisha R. Smith is married to John Smith. The said John Smith hereby joins in this conveyance to waive any marital rights granted to a spouse by law, in said property.

The address of the herein described property is believed to be 7404 Tarmac Way, Nashville, TN 37211, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

3770

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), his heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that she is lawfully seized and possessed of said real estate; that she have a good right to convey the same; and that it is unencumbered except by lien of the 2021 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee(s).

The undersigned further covenants and binds herself, her heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), his heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this the 19th day of May, 2021.

LATISHA R. SMITH

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, a Notary Public, Latisha R. Smith, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 19th day of May, 2021.

JONATHAN RHYNE
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES 9-21-2024

Notary Public

Jonathan Rhyne
Printed Notary Name

My commission expires: 9/21/24

WITNESS MY/OUR HANDS, this the 19th day of May, 2021.

JOHN. SMITH

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, a Notary Public, John Smith, 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.

WITNESS my hand and seal, this the 19th day of May, 2021.

Notary Public

Jonathan Rhyne
Printed Notary Name

My commission expires: 9/21/24

JONATHAN RHYNE
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES 9-21-2024

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

