# WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $350,200.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 15 DAY OF JUNE, 2021.

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL) 11/08/2022

ASHLEE D. PAGE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

**THIS INSTRUMENT WAS PREPARED BY**
Providence Title, LLC, 25 Century Blvd, Suite 402, Nashville, TN 37214

| ADDRESS NEW OWNER(S) AS FOLLOWS: Mansour Mansour and Samia Gabra | SEND TAX BILLS TO: Mansour Mansour and Samia Gabra | MAP-PARCEL NUMBERS |
|---|---|---|
| (NAME) 2013 Cairnis Drive E #2013 | (NAME) 2013 Cairnis Drive E #2013 | 14812028400 and 14812027500 |
| (ADDRESS) Mt. Juliet, TN 37122 | (ADDRESS) Mt. Juliet, TN 37122 | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **Douglas L Robbins, unmarried** , HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Mansour Mansour and Samia Gabra ,** HEREINAFTER CALLED THE GRANTEE, THEIR HEIRS 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 Nos. 20-A and 20-B on the Plan of Zone Lot Division, Lots 18, 19 and 20, Section Twenty, Hazelwood, of record in Plat Book 6900, Page 506, Register's Office for Davidson County, Tennessee, to which Plat reference is hereby made for a more complete description.**

**Being the same property conveyed to Douglas Robbins and wife, Susie T. Robbins, by virtue of that certain Deed dated June 12, 1991, and being of record at Book 8375, Page 72 in the Register's Office of Davidson County, Tennessee. The said Susie T. Robbins having since deceased, leaving Douglas Robbins as the surviving tenant by entirety.**

**Grantor warrants that the above described properties have been used for investment purposes only, and has never been used as primary residence.**

**This conveyance is subject to all easements, restrictive covenants and conditions including those located at** Plat Book 6900, Page 506 and Plat Book 4885, Page 1, Easements of record at Instrument No. 20120228-0017172, Deed Restrictions recorded at Book 4815, Page 647 and Book 4914, Page 404, **and all other matters of record, including all items set out on any applicable plat of record.**

unimproved
This is improved x property, known as 4737 Drewry Dr. Antioch, TN 37013 and 4739 Drewry Dr. Antioch, TN 37013
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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; and we do covenant with the 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, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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.

Karen Johnson Davidson County
Batch# 661288 DEEDWARR
06/21/2021 03:26:30 PM 3 pgs
Fees: $18.00 Taxes: $1,295.74
20210621-0083603

Witness my hand this 15th day of June, 2021.

Douglas L Robbins

**Douglas L Robbins**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me a Notary Public in and for said State and County, duly commissioned and qualified, **Douglas L Robbins**, with whom I am personally acquainted, or proved to me to be on the basis of satisfactory proof, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 15th day of June, 2021.

Notary Public
My Commission Expires: 1-6-25



Certificate of Authenticity

I, Dawn Cheri Mason, 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 the law.

Dawn Cheri Mason
Signature

ASHLEE D. PAGE
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

State of Tennessee
County of Davidson
Personally appeared before, ASHLEE D PAGE, a notary public
For the county and state, DAWN CHERI MASON who acknowledges that
This certification of an Electronic document is true and correct and whose signature I have witnessed.

Ashlee Page
Notary Signature

My Commission Expires: 11/08/2022