THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Corp.
5107 Maryland Way Ste 115
Brentwood, TN 37027
P21-12129-BW

LATRECE MCADOO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-02-2022

Return to:
Advantage Title And Escrow, Inc.
1321 Murfreesboro Pike, Suite 823
Nashville TN 37217

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ **515,000.00**.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF August, 2021.

MY COMMISSION EXPIRES: (AFFIX SEAL

Karen Johnson Davidson County
Batch# 701584 **DEEDWARR**
08/20/2021 09:59:22 AM 2 pgs
Fees: $13.00 Taxes: $1,905.50

20210820-0112798

#15812

WARRANTY DEEI

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	
Sahar A. Nasser	US Bank Home Mtg	MAP & PARCEL
7277 Autumn Crossing Way	9380 Excelsior Blvd #3rd Floor	181-10-0A-103.00-CO
Brentwood, TN 37027	Hopkins MN 55343	
(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, **Amy Schumacher Cudmore f/k/a Amy Schumacher**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Fares A. Nasser, a married man and Sahar A. Nasser, a single woman**

HEREINAFTER CALLED THE GRANTEES, 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 No. 360 on the Plan of Final Plat of Phase Three, Autumn Oaks Subdivision of record in Plat at Instrument No. 20031029-0159380, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Amy Schumacher, unmarried by Warranty deed from Steve Lomas and wife, Sherri Lomas as Joint Tenants with right of survivorship of record in Instrument No. 20190724-0072467 Register's Office for Davidson County, Tennessee, dated July 22, 2019 and recorded on July 24, 2019.

Amy Schumacher is now married to Christopher Cudmore and is known as Amy Schumacher Cudmore.

Christopher Cudmore joins in this conveyance for the purpose of conveying all right, title and interest he might have in and ot the above described property as spouse of Amy Schumacher now know as Amy Schumacher Cudmore.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is () UNIMPROVED
(X) IMPROVED property known as **7277 Autumn Crossing Way, Brentwood, TN 37027.**

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.

Witness our hands this the 16th day of August, 2021.

Amy Schumacher Cudmore

Amy Schumacher Cudmore

Christopher Cudmore

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Amy Schumacher Cudmore** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 16th day of August, 2021.

My Commission expires: 9/2/24

Notary Public

SAMUEL F. ANDERSON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Christopher Cudmore**, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that he executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 16th day of August, 2021.

My Commission expires: 9/2/24

Notary Public

SAMUEL F. ANDERSON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY