THIS INSTRUMENT PREPARED BY:
FREEMAN & BRACEY, PLC.
885 Conference Drive, Suite 500
P. O. Box 527
Goodlettsville, Tennessee 37070

Karen Johnson Davidson County
Batch# 723667 DEEDWARR
09/24/2021 01:40:31 PM 4 pgs
Fees: $23.00 Taxes: $915.75

20210924-0128688

WARRANTY DEED

Address New Owner(s):	Send Tax Bills To:	Map-Parcel Nos.
SABRI ABDULLAH 4004 Hollis Hill Drive Nashville, TN 37211	Same	062-02-0A-107.00 CO

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt of which is hereby acknowledged, **LARRY DOUGLAS FREEMAN, ALLEN RAY FREEMAN, and BRENDA KAYE FREEMAN HUNT, Heirs at Law of David Rickman Freeman,** have this day bargained and sold, and do hereby transfer and convey unto the said **SABRI ABDULLAH,** the Grantee herein, his (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 107, as shown on the map entitled River Trace Estates, Phase I, Section 2, Lots: 97-104, 102-108, 110, 113-119, 122-123, 130-134, 163-164, 177-184, of record in Plat Book 6900, page 741, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to DAVID R. FREEMAN, UNMARRIED, by deed from FOX RIDGE HOMES, INC., of record in Book 9141, page 691, dated October 28, 1993, said Register's Office. DAVID RICKMAN FREEMAN having since died intestate on or about January 31, 2020, leaving his heirs, Larry Douglas Freeman, Allen Ray Freeman, and Brenda Kaye Freeman Hunt. See also Affidavit of Heirship recorded of record in Instrument No. 20210924-0128687.

STATE OF TENNESSEE
COUNTY OF Williamson The actual consideration or value whichever is greater, for this transfer is **$247,500.00**.
Subscribed and sworn to before me
this 3rd day of September, 2021.
My Commission Expires: 9-6-22

Affiant

Notary Public

DIANA K OAKLEY
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

This is improved property located at 2908 Steamboat Drive, Nashville, Davidson County, Tennessee 37214.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee, his (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, his (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 3 day of September, 2021.

LARRY DOUGLAS FREEMAN
Heir at Law to David Rickman Freeman

ALLEN RAY FREEMAN
Heir at Law to David Rickman Freeman

BRENDA KAYE FREEMAN HUNT
Heir at Law to David Rickman Freeman

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Russell E. Freeman a Notary Public in and for said County and State, **LARRY DOUGLAS FREEMAN**, the within named bargainor, 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 official seal at Goodlettsville, Tennessee, this the 3 day of September, 2021.

RUSSELL E. FREEMAN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

NOTARY PUBLIC

My Commission Expires: 12/03/2024

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Russell E. Freeman a Notary Public in and for said County and State, **ALLEN RAY FREEMAN**, the within named bargainor, 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 official seal at Goodlettsville, Tennessee, this the 3 day of September, 2021.

RUSSELL E. FREEMAN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

NOTARY PUBLIC

My Commission Expires: 12/03/2024

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Russell E. Freeman, a Notary Public in and for said County and State, **BRENDA FAYE FREEMAN HUNT**, the within named bargainor, 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 official seal at Goodlettsville, Tennessee, this the 3 day of September, 2021.

NOTARY PUBLIC

RUSSELL E. FREEMAN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

My Commission Expires: 12/03/2024