Karen Johnson Davidson County
Batch# 785074 DEEDWARR
01/05/2022 01:57:30 PM 3 pgs
Fees: $18.00 Taxes: $684.50
20220105-0002200

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $185,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF DECEMBER, 2021.

Notary Public

MY COMMISSION EXPIRES: 3/6/24
(AFFIX SEAL)

PATRICIA NICHOLLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Richard Northcutt, Metropolitan Escrow, Inc., 217 Pineway Drive, Nashville, TN 37217

File No.: 21-1071

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Ali Abdul Al-Soraify, unmarried	New Owner	Map: 11901019100
(NAME) 69 Whitsett Rd	(NAME)	
(ADDRESS) Nashville, TN 37210	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF ONE HUNDRED EIGHTY-FIVE THOUSAND AND NO/100 DOLLARS ($185,000.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

MARY VIRGINIA DARNELL-HALL, PAMPER DARNELL FOSTER AND SONYA DARNELL KOPP, HEIRS OF THE ESTATE OF BOBBY CUMMINGS DARNELL,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

ALI ABDUL AL-SORAIFY, UNMARRIED ,

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:

Situated in Davidson County, Tennessee and being further bounded and described as follows:

Being Lot No. 2 on the map of First Mortgage Bond Company's Subdivision of part of Block B of Overhill City, as of record in Book 843, Page 28, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Bob Cummings Darnell, by deed of record in Instrument No. 20201223-0152771, Register's Office for said County. Bob Cummings Darnell A/K/A Bobby Cummings Darnell died with a Will, but the Estate was not probated. The Grantor(s), Mary Virginia Darnell-Hall, Pamper Darnell Foster and Sonya Darnell Kopp, execute this instrument as the Heirs of the Estate of Bobby Cummings Darnell. See also Affidavit of Heirship of record in Instrument No. —202201050002198—— and Instrument No. —202201050002199——, said Register's Office.

This conveyance is made subject to: (1) 2021 taxes, which have been prorated and paid by the Grantors; (2) All matters appearing on the Plan of record in Plat Book 843, Page 28, said Register's Office.

This property is not a marital residence and as such is not subject to any homestead, dower or other marital interest as contemplated by T.C.A. 260-2-307 or other similar statute.

unimproved ☐
This is improved ☒ property, known as 231 Glenrose Ave., Nashville, TN 37210
(House No.) (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.

Witness our hands this 30th day of December, 2021.

Mary Virginia Darnell- Hall

Pamper Darnell Foster

Sonya Darnell Kopp

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mary Virginia Darnell- Hall, Pamper Darnell Foster, and Sonya Darnell Kopp, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this, 30th day of December, 2021.

My Commission Expires: 3/6/24

Notary Public

PATRICIA NICHOLLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Certification of Recorded Documents

I, Aubrey Seavers, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on December 30, 2021.

(AFFIANT) – Aubrey Seavers

12/30/2021
Date

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn and subscribed before me this 30th day of December, 2021.

My commission expires: 3/6/24

Notary Public

PATRICIA NICHOLLS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY