Karen Johnson Davidson County
Batch# 828526 DEEDWARR
03/25/2022 10:12:30 AM 3 pgs
Fees: $18.00 Taxes: $1,646.50
20220325-0034615

DOLORES E. BROWN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 04-17-2023

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $445,000.00

Affiant

Subscribed and sworn to before me, this 15th day of March, 2022.

Notary Public

My commission expires: 4/17/2023

THIS INSTRUMENT WAS PREPARED BY
Lakeside Title & Escrow Series, LLC
854 Wren Road
Goodlettsville, TN 37072

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Hussam Jaleel	**SWBC Mortgage Corporation**	**183-05-0A-249.00**
5117 Morningwood Lane	**9311 San Pedro #100**	
Antioch, TN 37013	**San Antonio, TX 78216**	

FOR AND IN 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, WE, **Michael S. Kline**, HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Hussam Jaleel** 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:

Property known as: 5117 Morningwood Lane, Antioch, TN 37013, County of Davidson

Land in Davidson County, Tennessee, being Lot No. 58 on the plan of October Woods, Phase 5, Section 8, a Planned Unit Development, of record in Instrument No. 19991214-0303097 and Instrument No. 19991214-0303098, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a complete and accurate description of said lot.

Being the same property conveyed to Michael S. Kline, an unmarried man, by Warranty Deed from Joann W, Ingram, an unmarried woman, dated 02/19/2016 and recorded 02/22/2016 in Instrument No. 20160222-0016693, Register's Office for Davidson County, Tennessee.

Tax Map/Parcel ID: 183-05-0A-249.00

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

This is improved property known as: 5117 Morningwood Lane, Antioch, TN 37013.

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 in 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 my/our hand(s) this 15th day of March, 2022.

LTE File No.: 22-1083TN

Michael S. Kline

Michael S. Kline

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 15th day of March, 2022, before me personally appeared **Michael S. Kline**, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that such persons executed the same as such person's free act and deed.

Witness my hand and official seal at office this 15th day of March, 2022.

Notary Public

Commission Expiration: 4/17/2023

DOLORES E. BROWN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 04-17-2023

LTE File No.: 22-1083TN

Tennessee Certification of Electronic Document

I, Caleb Waters, 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 3/15/2022 (date of document).

Caleb Waters
Affiant Signature

3/17/2022
Date

State of Tennessee

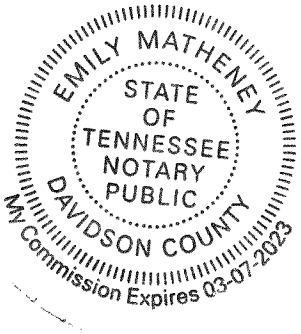
County of Davidson

Sworn to and subscribed before me this 17th day of March, 2022.

Notary's Signature

MY COMMISSION EXPIRES: 02/07/2027

NOTARY'S SEAL



202203250034615