Karen Johnson Davidson County
Batch# 862238 DEEDWARR
05/25/2022 10:13:30 AM 3 pgs
Fees: $18.00 Taxes: $1,539.94
20220525-0060554

WARRANTY DEED	STATE OF TENNESSEE COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $416,200.00 AFFIANT SUBSCRIBED AND SWORN TO ME ON 05/[illegible]/2022. NOTARY PUBLIC MY COMMISSION EXPIRES 8-29-25

STATE OF GEORGIA NOTARY PUBLIC
GARRETT ONAN DRYSDALE
Walton County
My Commission Expires
August 29, 2025

THIS INSTRUMENT WAS PREPARED BY
CLOSED Nashville LLC, 278 Franklin Road
160
Brentwood, TN 37027
file # 2022-3596

ADDRESS OF NEW OWNER	SEND TAX BILLS TO If left blank please use the address of the new owner	MAP-PARCEL
MCH SFR Property Owner 4 LLC	**MCH SFR Property Owner 4 LLC**	174-11-0A-140.00-CO
14355 Commerce Way	14355 Commerce Way	
Miami Lakes FL 33016	Miami Lakes FL 33016	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

Ashraf William William and Amaal Labib William, husband and wife

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

MCH SFR PROPERTY OWNER 4 LLC, a Delaware Limited Liability Company

HEREINAFTER CALLED THE GRANTEE(S), 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. 432 on the Plan of Cane Ridge Farm, Phase One, Section Three of record in Instrument Number 20010606-0119093, and revised in Instrument Number 20020712-0084136, 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 Ashraf Henein and Amaal Marzouk, husband and wife by Warranty deed from Tharith Ros, a single woman of record in Instrument No. 20090706-0062438 Register's Office for Davidson County, Tennessee, dated June 29, 2009 and recorded on July 6, 2009. (Value of consideration shown in aforementioned deed $157,000.00.)

Being the same property conveyed to Ashraf William William and Amaal Labib William, husband and wife by Quitclaim deed from Ashraf Henein n/k/a Ashraf William William and Amaal Marzouk n/k/a Amaal Labib William, husband and wife of record in Instrument No. 20140523-0044525 Register's Office for Davidson County, Tennessee, dated May 16, 2014 and recorded on May 23, 2014. (Value of consideration shown in aforementioned deed $0.00.)

NOTE: No Proof of Change of Name Order of record for either party in the Davidson County Register's Office. Property address being provided for informational purpose only.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

TAXES FOR THE YEAR 2022 AND SUBSEQUENT YEARS.

ANY AND ALL EXISTING EASEMENTS, RESTRICTIONS AND MATTERS SHOWN OF RECORD IN THE REGISTER'S OFFICE FOR Davidson, TENNESSEE.

This is property known as 1149 Blairfield Drive 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 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 hand on May 13, 2022.

Ashraf William William

Ashraf William William

Amaal Labib William

Amaal Labib William

STATE OF TENNESSEE

COUNTY OF Davidson

Personally appeared before me, a Notary Public of said County and State, Ashraf William William and Amaal Labib William, the within named grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged executing the within instrument for the purposes therein contained.

Witness my hand and official seal, this May 13, 2022.

Notary Public

KRISTIN T. BURRELL
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
MY COMMISSION EXPIRES 5-15-2023

My Commission Expires: _____

File #: 2022-3596

RECORD & RETURN TO:

CLOSED NASHVILLE, LLC

270 Franklin Road, Suite 160

Brentwood, TN 37027

CERTIFICATION REQUIRED BY TCA 66-24-101(D)

I, Kayla Short, 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 05-13-2022 (date of document).

Kayla Short

Affiant Signature

05-13-2022

Date

State of Georgia

County of Guinnett

Sworn to and subscribed before me this 13TH day of MAY, 20 22,

Notary's Signature

My Commission Expires: 10/24/24

Notary's Seal (if on paper)

STATE OF GEORGIA NOTARY PUBLIC

CYNTHIA VAN CAMPEN
Gwinnett County
My Commission Expires
October 26, 2024