NEW OWNER:
RAMY SADEK
2176 FORGE RIDGE CIRCLE
NASHVILLE, TN 37217

SEND TAX BILLS TO:
First Horizon Bank
12719 Cantrell Road Suite 210
Little Rock AR 72223

THIS INSTRUMENT PREPARED BY:
Rochelle, McCulloch & Aulds, P.L.L.C.
Attorneys at Law
109 North Castle Heights Ave
Lebanon, TN 37087

FILE NO: 24-0218

Map & Parcel No.: 135060A02900

Space for Recorder's stamp

Karen Johnson Davidson County
Batch# 1110090 DEEDWARR
03/12/2024 11:28:30 AM 4 pgs
Fees: $23.00 Taxes: $1,480.00
20240312-0017051

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **Four Hundred Thousand and 00/100 Dollars ($400,000.00)** cash in hand paid, the receipt of which is hereby acknowledged, **WILLIAM KENNETH GLASKOX, TRUSTEE OF THE WILLIAM KENNETH GLASKOX AND TERESA MARTIN GLASKOX REVOCABLE TRUST, DATED JUNE 4, 2008,** ("Grantor") has this day bargained and sold and by these presents do hereby transfer and convey unto **RAMY SADEK, unmarried man,** ("Grantee"), his heirs and assigns, forever, the following tract or parcel of land, situated and lying in **DAVIDSON** County, Tennessee, bound and described as follows, to-wit:

Land located in DAVIDSON County, Tennessee, and being known and designated as all of Lot No. 29, on the Plan of Resubdivision, Lot 1, Forge Ridge, as shown on the plat of the same of record in Plat Book 9700, Pages 295-296, in the Register's Office for Davidson County, Tennessee, to which plat specific reference is hereby made for a more particular description of said property.

Being the same property conveyed to WILLIAM KENNETH GLASKOX AND TERESA MARTIN GLASKOX, TRUSTEES OF THE WILLIAM KENNETH GLASKOX AND TERESA MARTIN GLASKOX REVOCABLE TRUST by Warranty Deed from Jennifer L. Cheek, unmarried, dated December 9, 2011, and of record in Instrument No. 20111213-0097114, as corrected by Scrivener's Affidavit, of record in Instrument No. 20140226-0016243, Register's Office for DAVIDSON County, Tennessee.

This description is the same as in the prior deed.

This is not the principal residence of the Grantor.

THIS IS IMPROVED PROPERTY more commonly known as **2176 FORGE RIDGE CIRCLE, NASHVILLE, TN 37217**.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, his heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way and matters shown on the plat of record at Plat Book 9700, Pages 295-296, as corrected in Book 10316, Page 880, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given date of deed.

PROPERTY TAXES for the current year shall be prorated as of date of deed.

WITNESS MY SIGNATURE hereto this 8th day of March, 2024.

THE WILLIAM KENNETH GLASKOX AND TERESA MARTIN GLASKOX REVOCABLE TRUST, DATED JUNE 4, 2008

William Kenneth Glaskox, Trustee

WILLIAM KENNETH GLASKOX, TRUSTEE

STATE OF TENNESSEE

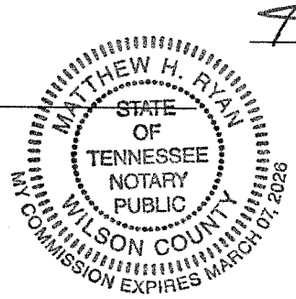
COUNTY OF WILSON

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, **WILLIAM KENNETH GLASKOX, TRUSTEE OF THE WILLIAM KENNETH GLASKOX AND TERESA MARTIN GLASKOX REVOCABLE TRUST, DATED JUNE 4, 2008**, 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 office this 8th day of March, 2024.

NOTARY PUBLIC

My commission expires: _____



****

The actual consideration or value, whichever is greater, for this transfer is **$400,000.00**.

AFFIANT

Sworn to and subscribed to before me this 8th day of March, 2024.

NOTARY PUBLIC

My commission expires: 3/2/25

LAURIE DAMEWOOD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON
MY COMM. EXPIRES 03/02/25

TENNESSEE CERTIFICATION OF ELECTRONIC DOCUMENT

I, **J. Carlton Drumwright**, 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 March 8, 2024.

J. Carlton Drumwright

March 8, 2024
Date

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn and subscribed before me on March 8, 2024.

Notary

My Commission Expires: 11/21/26

ELIZABETH J. BARNES
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY