Name and Address of New Owner:
Antar Yafai and Anas Hamdulla
2008 Autry Drive
Nolensville, TN 37135

Send Tax Bills To:
NEW OWNERS

This Instrument Prepared By:

Bell Law Settlement Services, LLC
112 30th Avenue North
Nashville, TN 37203

Karen Johnson Davidson County
Batch# 1164964 DEEDWARR
08/01/2024 02:55:30 PM 4 pgs
Fees: $23.00 Taxes: $1,961.00
20240801-0058526

Map & Parcel No: 182-00-0-160

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Big Almos Properties LLC, a Tennessee Limited Liability Company**, "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **Antar Yafai, and Anas Hamdulla,** "the Grantees," the following described real estate in Davidson County, Tennessee:

Land in the 5th Civil District of Davidson County, Tennessee, and being Tract No. 3 according to a survey by Billy Carl Tomlin, dated May 5, 1985, not of record and more particularly described as follows:

Beginning at a fence post in the South margin of Old Hickory Blvd. said point being Edward and Harris' Northeast corner; thence with the South margin of Old Hickory Blvd. the following four calls: North 46 degrees 35 minutes East 263 feet, North 44 degrees, East 168', North 49 degrees East 100', North 67 degrees 15 minutes, East 82 feet; thence leaving Old Hickory Blvd. South 7 degrees West 757', thence North 83 degrees 30 minutes West' feet to a fence line, thence North 5 degrees 30 minutes East 310' to the point of beginning and containing 5.11 acres more or less.

Being the same property conveyed to Big Almos Properties, LLC, with rights of survivorship, by Warranty Deed dated August 15, 2022 from Zomi Christian Church Inc Hau Khanthang Lamkai, President and Mang Suan, Secretary, recorded August 30, 2022 in Instrument No. 20220830-0097748 in the Register's Office.

Being the same property conveyed to Zomi Christian Church, Inc. by Warranty deed from So K. Akhom, married and Vanchana Sam Akhom, unmarried of record in Instrument No. 20180105-0001615 Register's Office for Davidson County, Tennessee, dated January 03, 2018 and recorded on January OS, 2018.

TO HAVE AND TO HOLD said real estate unto the Grantees, and the Grantees' successors, heirs and assigns, forever in fee simple.

Grantor covenants that it is lawfully seized and possessed of said real estate, has good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out), and will forever warrant and defend said title against any and all lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed on the 31st day of July, 2024.

Big Almos Properties LLC

By: Abbas Almosawi
Abbas Almosawi, Managing Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 31st day of July, 2024, before me personally appeared Abbas Almosawi, Managing Member of Big Almos Properties LLC, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 31st day of July, 2024.

Notary Signature
My commission expires:

SASHA QUALKENBUSH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-9-2026

AFFIDAVIT OF VALUE

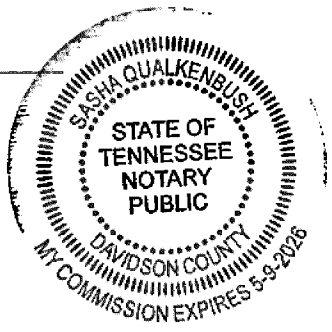
The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $530,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

By: _____
Affiant

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Sworn to and subscribed before me this 31st day of July, 2024.

_____
Notary Signature
My commission expires:



Tennessee Certification of Electronic Document

I, Regina Sullo, 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 July 31, 2024 (date of document)

Regina Sullo

Affiant Signature

August 1, 2024

Date

State Of TN

County of Davidson

Sworn and subscribed before me this 1st day of August, 20 24

Mary E. Armor

Notary's Signature

MY COMMISSION EXPIRES: 5/9/2026

NOTARY SEAL

