This instrument prepared by:
Tennessee Nations Title Agency, Inc.
402 BNA Drive, Suite 205
Nashville, Tennessee 37217
615-360-2703
tn-closing@nationstitle com

State of TN
County of Putnam

MARTHA CONGER
STATE OF TENNESSEE NOTARY PUBLIC
PUTNAM COUNTY

The actual consideration or value, whichever is greater for this transfer is· $238,000 00

Affiant Signature

Subscribed and sworn to before me on this the 19 Day of September 2025

Notary Public

My Commission expires 7 / 10 / 29

NAME AND ADDRESS OF PROPERTY OWNER:
Saef Farag and Nancy Farag
221 Woodmaker Ct.
Nashville, TN 37214

Karen Johnson Davidson County
Batch # 1326161 DEEDWARR
09/24/2025 08 09 24 AM 3 pgs
Fees $18 00 Taxes $880 60
20250924-0076057

SEND TAX BILLS TO:
Saef Farag & Nancy Farag
221 Woodmaker Ct.
Nashville, TN 37214

MAP AND PARCEL NUMBER: 10816015000

WARRANTY DEED
25NT01243

Effective the 18 Day of September 2025 and for and in Consideration of the sum of $1 00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged,

Michael Isel and Susan Isel, husband and wife

Hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

Saef Farag and Nancy Farag, husband and wife

Hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in **Davidson County,** Tennessee, described as follows, to wit

Land in Davidson County, Tennessee, being Lot No 18B on the Plan of Zone Lot Division, Lots 13, 15, 16, 17, 18, 19, Section One, Percy Priest Woods of record in Plat Book 5200, Page 607, amending Plat Book 5200, Page 472, in the 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 Michael Isel, unmarried from Kurt Eady, married, by Warranty Deed dated 08/27/2015 and recorded 08/31/2015 in Instrument No. 20150831-0087727, Register's Office of said County

This is an improved property commonly known as. 3248 Priest Woods Drive, Nashville, TN 37214

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 We do covenant with 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, expect for those matters appearing of record and real property taxes We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEES, their heirs and assigns, against all 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 the 18th day of September, 2025

Michael Isel

Michael Isel

State of Tennessee)
County of Davidson)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, Michael Isel, the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Notary Public
My Commission expires: 11/08/2027 / /

WILLIAM RILEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
Online Notary Public
My Commission Expires
November 8 2027

Susan Isel

Susan Isel

State of Tennessee)
County of Davidson)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, Susan Isel, the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained

Notary Public
My Commission expires. 11/08/2027 / /

WILLIAM RILEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
Online Notary Public
My Commission Expires
November 8, 2027

Tennessee Certification of Electronic Document

I, Ian Deaderick, 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 9-18-25 (date of document).

Affiant Signature

9-19-25
Date

State of TN

County of Putnam

Sworn to and subscribed before me this 19 day of September, 2025.

Notary's Signature

MY COMMISSION EXPIRES: 7-10-29

NOTARY'S SEAL

