WARRANTY DEED	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $359,900.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 2nd day of March, 2026 Notary Public MY COMMISSION EXPIRES: 2/17/27 (AFFIX SEAL)
Karen Johnson Davidson County Batch# 1393444 DEEDWARR 03/16/2026 03:51:30 PM 3 pgs Fees: $18.00 Taxes: $1,331.63 20260316-0020955	
File No. AP-26-1304	

KIMBERLY HOLLINGSHEAD STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Magnolia Title & Escrow, LLC, 1104 Fatherland Street, Nashville, TN 37206

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Basma Al Whasti and Sara Al Wandi	Same as new	
(NAME)	(NAME)	
117 Robert Yoest Drive	owner	162-06-0-385.00
(ADDRESS)	(ADDRESS)	
Nashville, TN 37013		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, I/we, **Adam Davis, an unmarried man**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Basma Al Whasti and Sara Al Wandi,** Tenants in Common, HEREINAFTER CALLED THE GRANTEE, 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. 66 on the Plan of Bess Estates-Sec II of record in Book 4675, Page 5, 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 Adam Davis, an unmarried man by Warranty Deed from LaWanda Kay Page, a/k/a Lawanda K. Hagewood of record in Instrument No. 20200813-0090851 Register's Office for Davidson County, Tennessee, dated August 12, 2020 and recorded on August 13, 2020.

This is property more commonly known as 117 Robert Yoest Drive, Nashville, TN 37013.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) any and all applicable governmental and/or zoning regulations; (2) property taxes for 2026 and thereafter; and (3) All matters shown on the Plan of record, Register's Office for Davidson County, Tennessee.

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 is 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 this 2nd day of March, 2026.

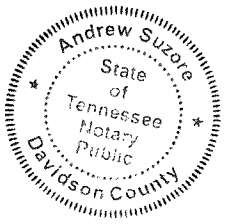
Adam Davis

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 2nd day of March, 2026, before me personally appeared Adam Davis, 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 2nd day of March, 2026.

Notary Signature
My commission expires: May 9. 2028



Certificate of Authenticity

I, Kim Hollingshead, 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 3/2/2026.

Kim Hollingshead, Esq

03/02/2026

Date

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Sworn and subscribed before me on 03/02/2026.

Notary
My Commission Expires: 1/23/28

JACKIE RUDOLPH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON