WARRANTY DEED

This instrument was prepared by:
Gary S. Rubenstein
SCHULMAN, LeROY & BENNETT, P.C.
P. O. Box 190676
Nashville, TN 37219-0676

ADDRESS OF NEW OWNER(S):	SEND TAX BILLS TO:	MAP-PARCEL NO:
Olga Dibiyayev 409 Cedar Forest Drive Nashville, TN 37221	Greenpoint Mortgage Company 5032 Parkway Plaza Blvd., Suite 8 Charlotte, NC 28217	M -128-03-0-A P - 003co FB #08D-65234

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $139,900.00.

Olga Dibiyayev
Affiant

SWORN TO AND SUBSCRIBED before me this the 27 day of September, 1996.

Notary Public

My Commission Expires:
9-18-99

For and in consideration of the sum of Ten Dollars ($10.00) cash in hand paid and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, R. Paul Perutelli, Barbara J. Perutelli, Jerry L. Roberts and Lynsley S. Roberts d/b/a Perutelli & Roberts Builders, hereinafter called the Grantors, have bargained and sold and by these presents do hereby transfer and convey unto Olga Dibiyayev, a single person, hereinafter referred to as Grantee, her heirs, successors 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. 3 on the First Revision of Cedar Forest, a Planned Unit Development, as of record in Book 6900, Page 383, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING part of the same property conveyed to Benjamin T. Anderson, Trustee under that certain Redemption Trust Agreement I, dated May 17, 1995, by Deed from Thomas L. Hearn and L. Patrick Sandlin, of record in Book 9680, Page 882, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to Declaration of Covenants, Conditions, and Restrictions of Cedar Forest, of record in Book 6925, Page 751, and as amended in Book 7163, Page 686, said Register's Office; By-Laws of Cedar Forest Homeowners' Association, Inc., of record in Book 6925, Page 771, said Register's Office; Restrictive Covenants contained in instrument of record in Book 6805, Page 253, Register's Office for Davidson County, Tennessee; agreements, easements and setback lines as set forth on

the above plan of record; and taxes for the current year which have been assumed by the Grantees herein.

BEING the same property conveyed to R. Paul Perutelli, Barbara J. Perutelli, Jerry L. Roberts and Lynsley S. Roberts d/b/a Perutelli & Roberts Builders by Deed of record in Book 9760, page 166, Register's Office for Davidson County, Tennessee.

Subject to taxes for the year 1996.

This is improved property, known as 409 Cedar Forest Drive, Nashville, TN 37221.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said Grantee, her heirs, successors and assigns forever, and the said Grantors covenant with the said Grantee that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except as above mentioned, and taxes for the year 1996 which the Grantee herein assumes and agrees to pay.

AND the said Grantors further covenant and bind themselves, and their heirs, successors and assigns, to warrant and forever defend the title to the said land to the said Grantee, her heirs, successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hand this the 26th day of September, 1996.

R. Paul Perutelli

Barbara J. Perutelli

Jerry L. Roberts

Lynsley S. Roberts

023011 IDENTIF. ↑ REFERENCE

95 SEP 27 PM 12:39 REGISTER DAVIDSON COUNTY, TN.

PICK-UP

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named R. Paul Perutelli, Barbara J. Perutelli, Jerry L. Roberts and Lynsley S. Roberts, the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

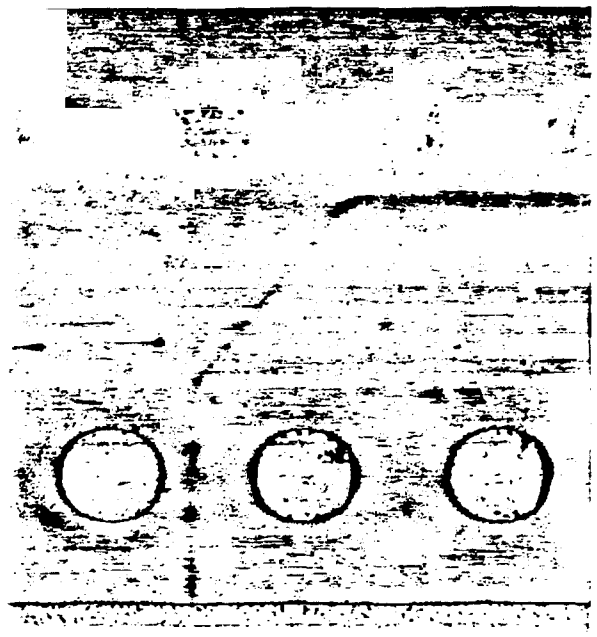
WITNESS my hand and official seal, at Nashville, Tennessee, on this the 26 day of September, 1996.

Notary Public

My Commission Expires: 9-18-99

gsr/real/peru-wd

3656 09/27 0101 03CHECK 2 526.63



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

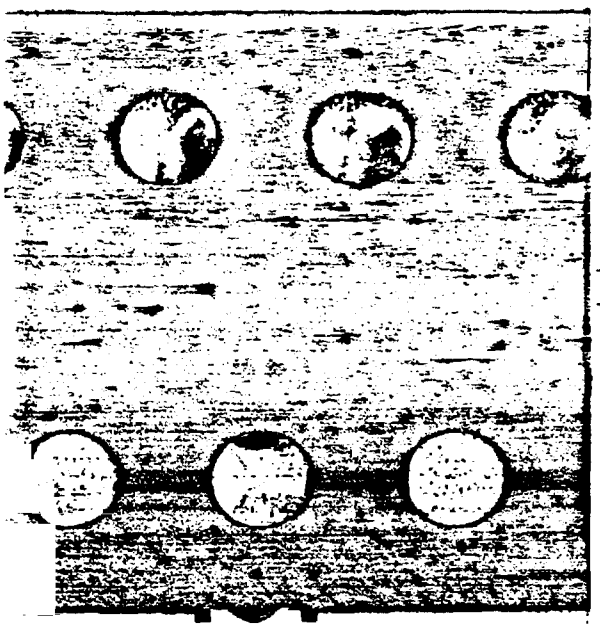
RECEIVED OF _____

FOR _____

BOOK 10205 PG 629

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID



CAMT
139900.00
CON TX 517.63
PRFEE 1.00
WDEED 8.00
TOTAL 526.63
CHECK 526.63

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 8656

02301117
IDENTIF. ↑ REFERENCE

96 SEP 27 PM 12:39

REGISTER
DAVIDSON COUNTY, TN.

No. 1036054