This Instrument Prepared By:
WYATT, TARRANT & COMBS
Suite 1500
2525 West End Avenue
Nashville, Tennessee 37203
(615) 244-0020

Davidson County DEEDWARR
Recvd: 06/27/01 15:50 2pgs
Fees:11.00 Taxes:466.20
20010627-0068316

WARRANTY DEED

Address New Owner(s)	Send Tax Bills To:	Map & Parcel Nos.:
2970 Anderson Road Nashville, TN 37217	**Union Planters Bank 1900 Charles Bryan Rd Cordova, TN 38018**	**150-5-32**

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, and other good and valuable consideration, receipt of which is hereby acknowledged, I, Ronald L. Schuetter ("Grantor"), have bargained and sold and do hereby transfer and convey unto Emad Albaghdady ("Grantee"), his heirs and assigns, a certain tract of land located in Davidson County, Tennessee and described as follows (the "Property"):

Land in Davidson County, Tennessee, being Lot No. 341 on the Plan of Cherry Hills Section 1 of record in Plat Book 3842, Page 124, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Ronald L. Schuetter, a natural person unmarried, by deed from Joan Elizabeth Ferguson and husband, Brian Keith Ferguson, dated December 18, 1998, of record in Book 11259, Page 356, Register's Office for Davidson County, Tennessee.

This is improved property known as 2970 Anderson Road, Nashville, Davidson County, Tennessee.

TO HAVE AND TO HOLD the Property, together with all the appurtenances and hereditaments thereunto belonging or in anywise appertaining, to the said Grantee, his heirs and assigns, forever.

AND Grantor does hereby covenant with Grantee that he is lawfully seized and possessed of the Property in fee simple; that they have good right to sell and convey the same; and that the same is unencumbered, except for 2001 real estate taxes which Grantee agree to assume.

AND Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 21st day of June, 2001.

Ronald L. Schuetter

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $126,000.

EMAD - ALBAGHDADY

Emad Abaghdady AFFIANT

Subscribed and sworn to before me, this 21st day of June, 2001.

Kimberley J Raymond **NOTARY PUBLIC**

My Commission Expires:

11-30-2002

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

Personally appeared before me, Kimberley J. Raymond a Notary Public of this county, Ronald L. Schuetter, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he (or she) executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 21st day of June, 2001 .

Kimberley J Raymond
NOTARY PUBLIC

KIMBERLEY J. RAYMOND NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires:

11-30-2002