THIS INSTRUMENT PREPARED BY: MUDTER & PATTERSON ATTORNEYS-AT-LAW 2000 Richard Jones Rd., Ste. 110 Nashville, Tennessee 37215 FILE: Box 9B First Title and Escrow Company, Inc. FTEC No. 18131	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is: $75,000.00 Dawn Anita Hofwolt Affiant Subscribed and sworn to before me this 29th day of June, 2001. Notary Public My Commission Expires:

WARRANTY DEED

Address New Owner(s): DAWN ANITA HOFWOLT 2601 Hillsboro Pike, Unit P1 Nashville, Tennessee 37212	Send Tax Bills to AMSOUTH MORTGAGE COMPANY, IN 2050 Parkway Office Circle Birmingham, Alabama 35244	Tax Information MAP 117-3-B 223.00 CO 7DA80444

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, MOHSEN SARFEHJOO AND WIFE, JANIS C. SARFEHJOO, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to DAWN ANITA HOFWOLT, UNMARRIED, ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 2601 Hillsboro Pike, Unit P-1, Nashville, Tennessee 37212.

TO HAVE AND TO HOLD said real estate with the appurtenances, estate, title and interest thereto belonging to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Wherever used, this singular shall include the plural, the plural and singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 29th day of June, 2001.

M. Sarfehjoo
MOHSEN SARFEHJOO

Janis C. Sarfehjoo
JANIS C. SARFEHJOO

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MOHSEN SARFEHJOO AND JANIS C. SARFEHJOO, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 29th day of June, 2001.

My Commission Expires: NOV. 29, 2003

Notary Public

Davidson County DEEDWARR
Recvd: 07/09/01 11:40 2pgs
Fees:13.00 Taxes:277.50

20010709-0072802

EXHIBIT "A"

Land in Davidson County, Tennessee, being Unit P-1 on the Plan of Revised The Villager Condominium Apartments of record in Plat Book 5200, page 201, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of Villager Condominium, a horizontal property regime established by Master Deed of record in Book 5434, page 665, corrected in Book 5487, page 967, said Register's Office.

Being the same property conveyed to Mohsen Sarfehjoo and wife, Janis C. Sarfehjoo by deed from C. Runcie Clements, IV appearing as Instrument No. 20001003-0097724, said Register's Office.

This conveyance is made subject to: (1) 2001 Taxes, which have been prorated and assumed by the Grantee; (2) Restrictions of record in Book 5434, page 665, corrected in Book 5487, page 967; (3) Easement of record in Book 4808, page 424; and (4) All matters appearing on the Plan of record in Book 5200, page 201, said Register's Office.