Davidson County DEEDWARR
Recvd: 08/23/01 11:18 2pgs
Fees:13.00 Taxes:395.90
20010823-0091145

THIS INSTRUMENT PREPARED BY
AND WHEN RECORDED RETURN TO:
Afshin Yazdian, Esq.
2834 Azalea Place
Nashville, Tennessee 37204

ADDRESS NEW OWNER AS FOLLOWS:
Parviz Youssefi
Deanne C. Youssefi
4713 Aaron Drive
Antioch, TN. 37013

SEND TAX BILLS TO:
CTX Mortgage Company
P.O. Box 199077
Dallas, TX. 75219-9077

MAP-PARCEL NOS.
Map No. 173
Group 4A
Parcel No. 73

WARRANTY DEED

For and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned, **Sung K. Cho and wife, Hyun W. Cho**, hereinafter called the Grantors, have bargained and sold, and by these presents does transfer and convey unto **Parviz Youssefi and Deanne C. Youssefi, Husband and Wife,** hereinafter called the Grantee, heirs and assigns, certain land in Davidson County, State of Tennessee, described as follows, to-wit:

LAND in Davidson County, Tennessee, Being Lot No. 73 on the Plan of OAK HIGHLANDS, PHASE ONE, a Planned Unit Development, of record in Plat Book 6900, pages 431-435, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a complete and accurate description of said lot.

BEING all of the same property conveyed to Sung K. Cho and wife, Hyun W. Cho, by Warranty Deed from Ken Lokey Homes, Inc., of record in Book 7717, page 536, Register's Office for Davidson County, Tennessee.

The conveyance is subject to taxes for the years 2001 and subsequent years and all matters of record including restrictions, declarations, easements, dedications, agreements, memorandums, and assessments, as shown of record in the Register's Office for Davidson County, Tennessee.

This is improved property known as 4713 Aaron Drive, Antioch, TN 37013.

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, their heirs and assigns, forever; and Grantors do covenant with the said Grantee 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 Grantee, their heirs and representatives, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has executed this instrument this 24th day of July, 2001.

Sung K. Cho

Hyun W. Cho

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 Sung K. Cho and Hyun W. Cho, the bargainor, 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, this 24th day of July, 2001.

C. M. Corriveau
NOTARY PUBLIC

My Commission Expires: June 18, 2005

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $107,000.00

Affiant

Subscribed and sworn to before me this
24th day of July, 2001.

C. M. Corriveau
Notary Public

My commission expires: June 18, 2005