THIS INSTRUMENT PREPARED BY:
ORTALE, KELLEY, HERBERT & CRAWFORD
200 Fourth Avenue North, Third Floor
P.O. Box 198985
Nashville, TN 37219-8985
(615) 256-9999
File #18238sp

Davidson County DEEDWARR
Recvd: 05/07/02 15:35 2pgs
Fees:13.00 Taxes:777.00

20020507-0056363

STATE OF TENNESSEE /
COUNTY OF DAVIDSON /

The actual consideration or value, whichever is greater, for this transfer is $210,000.00.

Affiant 4-30-02

NOTARY PUBLIC

My commission expires:

NOTARY PUBLIC AT LARGE
David B. Herbert
My Commission Expires
January 28, 2005
STATE OF TENNESSEE

Name and Address of New Owner:

Husein M. Hadbawi
212 A&B Cherokee Road
Nashville, TN 37205

Send Tax Bills To:

Franklin American Mortgage Company
501 Corporate Centre Drive, Suite 400
Franklin, TN 37064

Street Address of Subject Property:

212 A&B Cherokee Road
Nashville, TN 37205

Map and Parcel:

Map 103-12 Parcel 058

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **LAWRENCE T. ELLIOTT, unmarried, "GRANTOR,"** has bargained and sold, and by these presents does transfer and convey unto **HUSEIN M. HADBAWI, UNMARRIED, "GRANTEE,"** his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 37, Block I, on the Plan of Cherokee Park, Section 3, as of record in Book 843, pages 2 and 3, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Lawrence T. Elliott, unmarried, by Deed from Arden E. Von Haeger and wife, Lisa G. Von Haeger, of record in Instrument No. 200005190050343, Register's Office for Davidson County, Tennessee.

The conveyance of the above described parcel of land is subject to the following:

1. 2002 Davidson County taxes which have been prorated between the parties and assumed by the Grantees;

2. All matters shown on the Plan of record in Book 843, page 283, 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 Grantor does covenant with the said Grantees that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same in unencumbered, unless otherwise herein set out; and further covenants and binds himself, his heirs and assigns, 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.

WITNESS our hands this 30th day of April, 2002.

LAWRENCE T. ELLIOTT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 30th day of April, 2002, before me personally appeared Lawrence T. Elliott, to me known (or proved to me on the basis of satisfactory evidence) to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Notary Public

My Commission Expires:_____

DAVID B. HERBERT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

NOTARY PUBLIC
AT LARGE
David B. Herbert
My Commission Expires
January 29, 2005
STATE OF TENNESSEE