WARRANTY DEED

This instrument prepared by
THE HOME CLOSING COMPANY, INC.
214 Centerview Drive Suite 225
Brentwood, TN 37027

OWNER:
Name Delilah M. Morgan
Address 5156 West Oak Highland Drive
City/State/Zip Antioch, TN 37013

SEND TAX BILLS TO:
Name Wells Fargo Home Mortgage, Inc.
Address P.O. Box 10304
City/State/Zip Des Moines, Iowa 50306-0304

FOR AND IN CONSIDERATION of the sum of **$10.00**. **Yazdian Construction Inc., a Tennessee Corporation** has this day bargained and sold, and does hereby transfer and convey unto **Delilah M. Morgan, An Unmarried Woman, her** heirs and assigns, hereinafter referred to as "grantees", whether one or more, certain real estate located in **DAVIDSON** County, State of **TENNESSEE**, as follows:

Land in Davidson County, Tennessee, Being Lot No. 138 on the Plan of OAK HIGHLANDS, PHASE I, a Planned Unit Development, of record in Plat Book 6900, pages 432-435, 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 Yazdian Construction, Inc., a Tennessee Corporation, by deed from John C. Gilbert, an unmarried man, of record in Instrument No. 20021017-0127825, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 2003 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.

Map-Parcel No.'s: 173-04A-138

This is improved property known as: 5156 West Oak Highland Drive, Antioch, Tennessee 37013.

TO HAVE AND TO HOLD said real estate, with appurtenances, estate, title and interest belonging to the said grantees, their heirs and assigns forever. **We** covenant that **we are** lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.
We further covenant and bind **our** heirs and representatives, to warrant and forever defend the title to said real estate to said grantees, their heirs and assigns, against the lawful claims of all persons.

Witness **my** hand this **25th** day of **November 2002**.

Yazdian Construction Inc.

By: Fred Yazdian President

Davidson County DEEDWARR
Recvd: 12/17/02 13:33 2pgs
Fees:13.00 Taxes:665.63

20021217-0155455

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY APPEARED before me, Christopher M. Corriveau, of the state and county mentioned, personally appeared Fred Yazdian, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be the President of Yazdian Construction Inc., the within named bargainor, a Corporation, and that such Fred Yazdian, executed the foregoing instrument for the purposes therein contained, by personally signing the name of the Corporation as President.

WITNESS MY HAND and official seal at office, this **25th** day of **November 2002**.

Commission expires **June 18, 2005**

Notary Public

CHRISTOPHER M. CORRIVEAU NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF **DAVIDSON**

179,900.00 dm

The actual consideration or value whichever is greater, for this transfer is $[redacted]

Affiant Debbie Morgan

Subscribed and sworn to before me, this the 25th day of November,2002.

My commission expires June 18, 2005

C.M. Corrn
Notary Public - Register

