Prepared by:
Realty Title & Escrow Company, Inc.
913 Conference Drive, Suite 101
Goodlettsville, TN 37072

08-0304-90174

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 52,000.00.

Naser Azad
Affiant

Subscribed and sworn to before me this 1st day of May, 2003.

Notary Public
My commission expires: 07/06/05

TERRIE LYN REED NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

Davidson County DEEDWARR
Recvd: 05/09/03 16:38 2pgs
Fees:13.00 Taxes:192.40
20030509-0063063

Address of New Owner	Send Tax Bills to:	Tax Information
Naser Azad	New Owner	
3474 Dickerson Pike		50-0-103.00
Nashville TN 37207		

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Cde, Inc.**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Naser Azad**, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to-wit:

Situated----more particularly described as follows:

Being a parcel of land in the 12th Civil District of Davidson County, Tennessee, on the west side of Dickerson Road, more fully described as follows:

Beginning at a point on the westerly margin of Dickerson Road, said point being the northeast corner of a tract of land known as the John T. Benson Subdivision of record in Book 4350, page 60, Register's Office for Davidson County, Tennessee, being Subdivision No. 70-3-G, containing 2.936 acres; thence in a northerly direction along the westerly margin of Dickerson Road North 10 deg 04' West 200 feet to a point; thence South 81 deg 47' West 250 feet to a point; thence South 10 deg 04' East 200 feet to a point in the northerly boundary of the John T. Benson Subdivision; thence North 81 deg 47' East 250 feet to the point of beginning.

Being the same property conveyed to Cde, Inc. by Quitclaim Deed from University of Tennessee of record in Instrument No. 20020313-0031931, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 3474 Dickerson Pike, Nashville, TN 37207

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, his heirs, successors and assigns, forever. Grantors covenant with Grantee that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever.

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

WITNESS my hand this 1st day of May, 2003.

Cde, Inc.

By: _____
Charles Deaton

Its: President

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Charles Deaton**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the **President** of **Cde, Inc.**, the within named bargainor, and that he is authorized by Cde, Inc. to execute this instrument on its behalf.

Witness my hand in Goodlettsville, TN, this 1st day of May, 2003.

_____
Notary Public

My Commission expires: 07/06/05

TERRIE LYN REED
NOTARY PUBLIC AT LARGE
EXPIRES 7-6-2005
WILLIAMSON COUNTY, TN