Davidson County DEEDWARR
Recvd: 05/20/03 08:51 3pgs
Fees:18.00 Taxes:236.43
20030520-0068553

[ADDRESS NEW OWNER:] [SEND TAX BILLS TO:] [MAP-PARCEL NO.]

Moshen Sarjehjoo etal	New Owners	Map 117-11-0-B
1431 Plymouth Drive		Parcel 37CO
Brentwood, TN 37027		26b 11490

This instrument prepared by : Robert J. Notestine, III, Attorney, 104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **Eckhardt Exchange Corporation, a Tennessee corporation, Trustee of the Hillsboro-Nevada Land Trust** (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto, **Moshen Sarfehjoo and wife, Janis Sarfehjoo and Parisa Sarfehjoo, an unmarried person** (The "Grantees"), their heirs and assigns certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Unit No. C-5, parcel No. 37, in a horizontal property regime which is located on the Plat of Village East Condominium, of record in Plat Book 5200, page 235, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description thereof.

Being part of the same property conveyed to Eckhardt Exchange Corporation, Trustee of the Hillsboro-Nevada Land Trust, by deed of record as Instrument No. 20011207013529O, as re-recorded of record as Instrument No. 20011290139901, said Register's Office.

This conveyance is subject to the following:

1. Taxes for the year 2003 and subsequent years.
2. Plan of record in Book 5200, page 235, said Register's Office.
3. Agreement for Dedication of Easement for Sanitary Sewers and/or storm Drainage of record in Book 4110, page 245, said Register's Office.
4. Master Deed of record in Book 5457, page 298, as corrected in Book 5553, page 337, Register's Office Office.

This is improved property commonly known as 3600 Hillsboro Road, Unit C-5, Nashville, Tennessee 37215.

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater for this transfer is $63,900.00.

Affiant

Subscribed and sworn to before me this 15th day of May, 2003.

Notary Public

My Commission Expires: 05/28/03

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, their heirs and assigns, forever.

And Grantor does covenant with the said Grantees that the Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 15th day of May, 2003.

Eckhardt Exchange Corporation, Trustee for the Hillsboro-Nevada Land Trust

By:
Vicky McMillen, Secretary

STATE OF TENNESSEE)
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Vicky McMillen, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the secretary of the Eckhardt Exchange Corporation, a Tennessee Corporation and that she as such secretary executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by herself as secretary.

WITNESS my hand and official seal at Nashville, Tennessee, this 15th day of **May**, 2003.

Notary Public

My Commission Expires: 05/28/03