Return To:

Southeast Title of Tenn.
214 Centervieu Drive Suite 101
Brentwood, TN 37027

File # 400439

Davidson County DEEDWARR
Recvd: 06/08/04 08:36 2pgs
Fees:13.00 Taxes:432.90

20040608-0067337

FILE BOX 30

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $117,000.00

Sabah Nawroli
Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 4th day of June, 2004.

JOHN A. BELL, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

JOHN A. BELL, JR.
NOTARY PUBLIC
STATE OF TENNESSEE
My Commission Expires
July 29, 2006

Notary Public

My Commission Expires: July 29, 2006

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:
Sabah Nawroli and Dilzar Hamaamin
3500 Paragon Drive
Nashville, Tennessee 37211

SEND TAX BILLS TO:
~~NEW OWNER~~ First Horizon Home Loans, d/b/a
First Tennessee Home Loans
1555 West Walnut Hill Lane
Irving, TX 75038

MAP-PARCEL NUMBERS:
134-09-0-091

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Cesario P. Cariaso and wife, Nitalyn S. Cariaso** hereinafter referred to as Grantors, hereby transfers and conveys to **Sabah Nawroli and wife, Dilzar Hamaamin** hereinafter referred to as Grantees, their heirs and assigns a certain tract or parcel of land in Davidson County, State of Tennessee described as follows, TO WIT: S.N JPC Dlzar D.H use

Land in Davidson County, Tennessee being Lot No. 77, Phase One, on the Plan of Woodland Hills of record in Plat Book 6900, pages 666-669, as amended in Book 7564, page 404, Book 7966, page 284, and Surveyor's Correction of record in Book 7574, page 894, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Cesario P. Cariaso, Jr. and Nitalyn S. Cariaso, husband and wife, by warranty deed from Joe T. Heath and Ione B. Heath, husband and wife, and Kathryn A. Heath of record in Instrument #20001214-0123170, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:
The Plan of record in Plat Book 6900, Page 666-669, amended in 7564, page 404, Book 7966, page 284 and 7574, page 894, Register's Office for Davidson County, Tennessee.

Restrictive covenants contained in an instrument of record in Book 7632, Page 947, Register's Office for Davidson County, Tennessee.

Storm Water Detention Agreement of record in Book 7262, Page 388, and Book 8337, page 556, Register's Office for Davidson County, Tennessee.

Right of Way Easement in Book 3103, page 37, said Register's Office .

Sanitary Sewer Easement in Book 8347, page 35, said Register's Office.

County and/or City taxes for the year 2004, a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes.

This is improved property known as 3500 Paragon Drive, Nashville, Tennessee 37211.

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 I do covenant with the said **GRANTEES** that I am 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 I do further covenant and bind myself, my heirs and representatives, 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. 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 4th day of June, 2004.

Cesario P. Cariaso

Cesario P. Cariaso

Nitalyn S. Cariaso

Nitalyn S. Cariaso

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Cesario P. Cariaso and wife, Nitalyn S. Cariaso, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 4th day of June, 2004.

Notary Public

My Commission Expires: 10-18-04

JACKSON M. WELCH, JR. NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.