WARRANTY DEED

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

Davidson County DEEDWARR
Recvd: 09/01/04 09:27 2pgs
Fees:13.00 Taxes:303.40

20040901-0105564

JEREMY GOURLEY NOTARY PUBLIC My Comm. Expires January 25, 2006 RUTHERFORD COUNTY TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $82,000.00

Amir Begovic
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31ST DAY OF AUGUST, 2004.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nermin Begovic and Amir Begovic	Countrywide Home Loans	Map 108-08
(NAME) 3220 Trails End Lane	(NAME) 2021 North Gallatin Road	Parcel 87.00
(ADDRESS) Nashville, TN 37214	(ADDRESS) Madison, TN 37115	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **CHRISTOPHER W. CORNISH**, A SINGLE PERSON, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **NERMIN BEGOVIC AND AMIR BEGOVIC,** AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 245-A on the Zone Lot Division of Lot Nos. 244, 245, and 246 on the Plan of Larchwood, Section II, of record in Plat Book 5200, Page 57, as amended in Book 5800, Page 280, Register's office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

Being the same property conveyed to Christopher W. Cornish by Cash Deed for Tennessee from Mel Martinez, Secretary of Housing and Urban Development, of Washington, D.C., dated November 3, 2003, of record in Instrument No. 20031119-0169011, in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) 2004 real property taxes which have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 5200, Page 57-58, as amended in Book 5800, Page 280, said Register's Office, and (c) restrictive covenants of record in Book 5681, Page 532, Book 5688, Page 696, Book 6011, Page 130, Book 6137, Page 474, Book 6149, Page 984, Book 5158, Page 918, Book 6076, Page 69, Book 6079, Page 236, Book 6103, Page 741, Book 6122, Page 482, Book 6221, Page 430, Book 6452, Page 163, Book 6535, Page 880, Book 7216, page 574, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 3220 Trails End Lane, Nashville, TN 37214
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 we do covenant with the said GRANTEES that we are 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 we do further covenant and bind ourselves, our 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 31st day of August, 2004.

Christopher W. Cornish

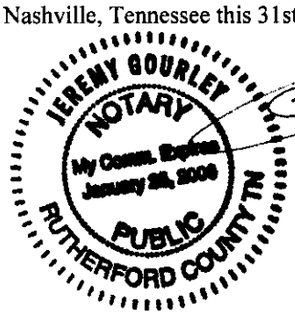
STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Christopher W. Cornish , the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they/he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 31st day of August, 2004.

Commission expires:



Notary Public