THIS INSTRUMENT PREPARED BY:
Lemeh & Associates
2021 21st Avenue South
Suite 426
Nashville, TN 37212

Davidson County DEEDWARR
Recvd: 04/22/05 11:49 2 pgs
Fees:13.00 Taxes:59.20
20050422-0045054

WARRANTY DEED

ADDRESS OF NEW OWNER(S):	SEND TAX BILL TO:	MAP & PARCEL NO.:
Malek Faradji 1401 Dickerson Road Nashville, TN 372207	SAME	133-15A-109

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $16,000.00.

Affiant

Subscribed to and sworn before me this 21st day of April, 2005.

DWAYNE L. BELL, SR.
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public

My Commission Expires: MY COMMISSION EXPIRES: March 22, 2008

FOR AND IN CONSIDERATION of the sum of Sixteen Thousand Dollars ($16,000.00), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, EVA M. LEMEH, a single person (the "Grantor"), has this day bargained and sold, and do hereby transfer and convey unto MALEK FARADJI (the "Grantee"), his heirs, legal representatives, successors and assigns, certain real estate located in Davidson County, Tennessee, described as follows:

> Land in Davidson County, Tennessee, being Unit R-7 of Pagoda Condominiums, as established by a Master Deed of record in Book 6111, page 22, as amended in Book 9445, page 492, Register's Office for Davidson County, Tennessee, together with an undivided percentage interest in the Common Elements appurtenant to said unit, as set forth in Exhibit A-1 of said Master Deed, and as shown on the plat as set forth in Exhibit A-2 of said Master Deed.
>
> Being the same property conveyed to EVA M. LEMEH, by deed of record as Instrument No. 200411120136411, said Register's Office.

This is improved real property known as 320 Welch Road, Unit R-7, Nashville, Tennessee 37211.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belongs, to the Grantee, his heirs, legal representatives, successors and assigns forever. I covenant with the said Grantee that I am lawfully seized and possessed of said real estate in fee simple, have good right to convey it, and that the same is subject to such limitations, restrictions and encumbrances as may affect the premises.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, his heirs, legal representatives, successors and assigns, against the lawful claims of all persons.

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

Witness my hand this 21st day of April, 2005.

EVA M. LEMEH

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, EVA M. LEMEH, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Office this 21st day of April, 2005.

DWAYNE L. BELL, SR.
NOTARY PUBLIC
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public

My Commission Expires: MY COMMISSION EXPIRES: March 22, 2008