WARRANTY DEED

This instrument prepared by
THE HOME CLOSING COMPANY, INC.
214 Centerview Drive Suite 225
Brentwood, TN 37027

OWNER:		SEND TAX BILLS TO:	
Name	**Welvin Dwayne Bailey**	Name	New Owner
Address	**7000 Calderwood Drive**	Address	
City/State/Zip	**Antioch, TN 37013**	City/State/Zip	

FOR AND IN CONSIDERATION of the sum of **$10.00, Yazdian Construction Inc., a Tennessee Corporation** has this day bargained and sold, and does hereby transfer and convey unto **Welvin Dwayne Bailey, an unmarried person, his** heirs and assigns, hereinafter referred to as "grantees", whether one or more, certain real estate located in **DAVIDSON** County, State of **TENNESSEE**, as follows:

Land in Davidson County, Tennessee Being lot No 128, on the plan of Indian Creek Estates, a Planned Unit Development, Section Four, of record in Book 11700, page 15, 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 Yazdian Construction, Inc., a Tennessee Corporation, by Warranty Deed from Eugene Collins, dated December 21, 2004, recorded December 22, 2004, of record in Instrument Number 20041222-0152040, re-recorded in Instrument Number 20050311-0027320, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 2005 and subsequent years and all matters of record including restrictions, declarations, easements, dedications, agreements, memorandums, and assessments, as shown of record in the Register's Office for Davidson County, Tennessee.

Map-Parcel No.'s: 181-3-O-A-128-CO

This is improved property known as: 7000 Calderwood Drive, Antioch, TN 37013.

TO HAVE AND TO HOLD said real estate, with appurtenances, estate, title and interest belonging to the said grantees, their heirs and assigns forever. **We** covenant that **we are** lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.
We further covenant and bind **our** heirs and representatives, to warrant and forever defend the title to said real estate to said grantees, their heirs and assigns, against the lawful claims of all persons.

Witness **my** hand this **28th** day of **April, 2005.**

Yazdian Construction Inc.

By: Fred Yazdian, President

Davidson County DEEDWARR
Recvd: 05/02/05 14:40 2 pgs
Fees:13.00 Taxes:687.83
20050502-0048628

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY APPEARED before me, _____, of the state and county mentioned, Fred Yazdian, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be the President of Yazdian Construction Inc., the within named bargainor, a corporation, and that such Fred Yazdian, executed the foregoing instrument for the purposes therein contained, by personally signing the name of the corporation as President.

WITNESS MY HAND and official seal at office, this **28th** day of **April, 2005.**

Commission expires 1/26/08

Notary Public

JEFFREY C. HOT
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN

My Commission Expires JAN. 26, 2008

STATE OF TENNESSEE
COUNTY OF **DAVIDSON**

The actual consideration or value whichever is greater, for this transfer is **$185,900.00**

Affiant Walter Dewayne Butler

Subscribed and sworn to before me, this the 28th day of April,2005.

My commission expires: 1/26/08

Jeffrey C. Horn
Notary Public - Register

JEFFREY C. HORN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 26, 2008