Box 516 Record 2nd

This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
4300 Sidco Drive Suite 201
Nashville, TN 37204

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $82,000.00.

Affiant

Subscribed and sworn before me this the 30th day of June, 2005.

Notary Public
My commission expires:

Davidson County DEEDWARR
Recvd: 07/05/05 10:05 2 pgs
Fees:13.00 Taxes:303.40
20050705-0076619

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Ragheed H. Sleewa	Countrywide Home Loans, Inc.	134-14-0 153.00
709 Holder Dr.	3011 Armory Dr., Suite 120	
Nashville, TN 37217	Nashville, TN 37204	

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Karen Boe f/k/a Karen Maria Clement and husband, Todd Boe, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Ragheed H. Sleewa, unmarried, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Zone Lot No. 70-A, as shown on the map entitled Zone Lot Division, Lots Nos. 67-70, Harbor Gate, Section I, of record in Plat Book 6200, page(s) 331, amending Plat Book 5200, page 712, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to KAREN MARIA CLEMENT, A SINGLE WOMAN, by deed from SONIA BEATY, AN UNMARRIED WOMAN, of record as Instrument No. 20001003-0098019, dated September 28, 2000, said Register's Office.

THIS IS IMPROVED PROPERTY KNOWN AS 709 Holder Dr., Nashville, TN 37217.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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 the 30th day of June, 2005.

Karen Boe f/k/a Karen Maria Clement
Karen Boe f/k/a Karen Maria Clement

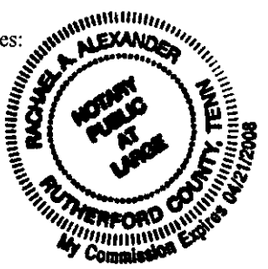
Todd Boe
Todd Boe

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Karen Boe f/k/a Karen Maria Clement and Todd Boe, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 30th day of June, 2005.

My commission expires:



Rachael A. Alexander
Notary Public

STATE OF _____
COUNTY OF _____

On this _____ day of _____, _____, before me, the undersigned Notary Public in and for said County and State, personally appeared _____ with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of _____, by _____ Power of Attorney dated _____, _____, and who acknowledged that he executed the same as the free act and deed of _____.

Witness my hand and official seal this _____ day of _____, _____.

My Commission Expires:

_____
Notary Public

STATE OF _____
COUNTY OF _____

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon _____ oath acknowledged _____ to be the _____ of the within named bargainor, a _____, and that _____, as such _____, executed the foregoing instrument for the purposes therein contained by signing the name of the _____ by the said _____ as such_____.

Witness my hand and official seal this _____ day of _____, _____.

My Commission Expires:

_____
Notary Public