Davidson County DEEDWARR
Recvd: 11/08/05 12:52 2 pgs
Fees:13.00 Taxes:149.85

20051108-0135311

WARRANTY DEED

G-CH-05-545

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $40,500.00

Affiant

Subscribed and sworn to before me, this 3rd DAY OF November, 2005.

Notary Public

MY COMMISSION EXPIRES: 7-29-06

(AFFIX SEAL)

JOHN GLEAVES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO: (NAME)	MAP-PARCEL NUMBERS
Romik Grigorian	ROMIK GRIGORIAN	
545 Cedar Drive	814 APPLE DR.	162-09-C 545.00 CO
(ADDRESS) Nashville, Tennessee 37211	(ADDRESS) NASHVILLE TN 37211	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we CAROLYN R. HENRY, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto ROMIK GRIGORIAN, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 41 Unit B, CEDARWOOD CONDOMINIUMS REVISED NO. 2, as record in Book 5200, Page 349 established under Master Deed of record in Book 5707, Page 121, amended in Book 5720, Page 912 and Book 5776, Page 741, in the Register's Office, Davidson County, Tennessee, to which master deed reference is hereby made for a more particular description of said unit.

Being the same property conveyed to Carolyn R. Henry by Deed from William P. McAfee and wife, Brenda McAfee, recorded on the 7th day of December, 1993 in Deed Book 9179, Page 147, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record including those listed in Plat Book 5200, page 349; Book 5707, page 167 amended in Book 6062, page 285; Book 5707, page 121; Book 5720, page 912; Book 5776, page 741; Book 5722, page 198; Book 4545, page 203; Book 4545, page 206; Book 5657, page 28; Book 5657, page 33; Book 2439, page 564; Book 5720, page 918, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 545 Cedar Drive, Nashville, Tennessee 37211
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this 3rd day of November, 2005.

Carolyn R. Henry

Carolyn R. Henry

STATE OF Tennessee
COUNTY OF Davidson

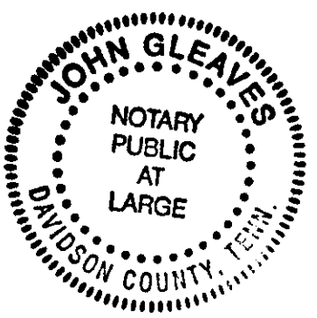
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Carolyn R. Henry, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument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

Witness my hand and official seal, this the 3rd day of November, 2005.

Notary Public

My Commission Expires: 7-29-06

(SEAL)



RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903