BOX 13
10596

Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
Berwar Oray 292 Le Bon Road Nashville, TN 37211	Wells Fargo Bank, NA 11301 Carmel Commons Blvd. # 309 Charlotte, NC 28226	Map 142-15 Parcel 3.00

This instrument prepared by: David B. Gray Hix & Gray, PLC
315 Deaderick Street, Suite 1620 AmSouth Center, Nashville, TN 37238

WARRANTY DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are acknowledged, **James W. Tiller** ("Grantor") has bargained and sold, and hereby transfers and conveys to **Berwar Oray and wife, Arya Oray** ("Grantee"), and their heirs and assigns, certain land in Davidson County, Tennessee, being more particularly described as follows:

> Being Lot No. 84 on the Plan of Harpeth Valley Park, Section 1, as of record in Book 3600, pages 93 and 94, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.
>
> Being the same property conveyed to James W. Tiller, unmarried by deed from Carlo J. Smith and wife, Julie L. Smith, of record in Book 11380, page 267, dated March 5, 1999, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title, and interest thereto belonging to Grantee, their heirs and assigns, forever.

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

> Real estate taxes for the current year, which have been paid and prorated between the parties and assumed by Grantee; to any and all existing easements and restrictions of record; to the plan of record in Book 3600, Pages 93 & 94, Register's Office for Davidson County, Tennessee; to restrictions of record in Book 3857, page 858, Register's Office for Davidson County, Tennessee; to any and all zoning regulations, building restrictions and setback lines, if any, easements and right-of-way for public utilities.

Grantor covenants with Grantee that Grantor is lawfully seized and possessed of the Property in fee simple; that Grantor has a good right to convey the Property, and that the Property is unencumbered except as set forth herein.

Grantor further covenants to warrant and forever defend the title to the Property to Grantee, and their heirs and assigns, against the lawful claims of all persons.

This is improved property, known as 648 Harpeth Bend Drive Nashville, TN 37221.

EXECUTED this 1st day of October, 2005.

Davidson County DEEDWARR
Recvd: 11/10/05 13:43 2 pgs
Fees:13.00 Taxes:629.00
20051110-0136461

James W. Tiller

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, James W. Tiller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, at office in Nashville, TN this 1st day of October, 2005.

Notary Public

My Commission Expires:

3-21-09

MARI A. THOMPSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $170,000.00.

AFFIANT

Subscribed and sworn to before me this 1st day of October, 2005.

NOTARY PUBLIC

My Commission Expires:

7-25-09

Heidi Jo Clayton Notary Public Davidson County, Tennessee