WARRANTY DEED

Return to:
Morrison Title, Inc.
2702 Greystone Rd.
Nashville, TN 37204
(615) 292-8950

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS 147,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th day of October, 2005

Notary Public

MY COMMISSION EXPIRES: My Commission Expires MAR. 22, 2008

(AFFIX SEAL)

MARK HOWELL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Evin Tovi	Countrywide Home Loans	Map 183-5-0
3517 Pinwheel Drive	P.O. Box 10212	Group A-10
Antioch, TN 37013	Van Nuys, CA 91410-0212	Parcel CO

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

Kevin T. Birdwell and wife, Sherry Birdwell

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto

Evin Tovi and Nahida Salih

hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEING Lot No. 10, on the Plan of October Woods, Phase One, Section Two, of record in Plat Book 7900, Page 909, and amended in Book 9700, Pages 54 and 55, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

BEING the same property conveyed to Kevin T. Birdwell and wife, Sherry Birdwell by deed from Charidge Builders CO. LLC, of record in Book 10016, Page 776, dated 4-16-96, Register's Office for said County.

This conveyance is subject to all terms and provisions of the Restrictions and By-Laws of record in Books 9840,5047,5047 & 9840, Pages 276,661,656 & 267 said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 3517 Pinwheel Drive, Antioch, TN 37013

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 and assigns forever; and we do covenant with the said GRANTEES 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 GRANTEES, 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 our hands this 24th day of October, 2005.

Kevin T. Birdwell

Sherry Birdwell

Davidson County DEEDWARR
Recvd: 11/30/05 13:14 2 pgs
Fees:13.00 Taxes:543.90

20051130-0144033

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and official seal at Nashville, Tennessee, this 24 day of October 2005.

My Commission Expires: ~~3/31/07~~ 1/24/09

Notary Public

