SIDWELL & BARRETT, P.C.
121 1st Avenue South, Suite 200
Franklin TN 37064

Davidson County DEEDWARR
Recvd: 12/28/05 14:47 2 pgs
Fees:13.00 Taxes:195.73
20051228-0155629

[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.]
Arnold Hahamyan and wife, Anna Hahamyan	Countrywide Home Loans, Inc.	Map 162-09-0-C
550 Cedar Drive	P.O. Box 961,FTWX-22	Parcel 550.00
Nashville, TN 37211	Fort Worth, TX 76161	

This instrument prepared by : Robert J. Notestine III, 4515 Harding Pike, Suite 315, Nashville, Tennessee 37205.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **Amrollah Sharifi, a married person** (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto **Arnold Hahamyan and wife, Anna Hahamyan** (The "Grantees"), their successors and assigns certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Being Unit No. B, located on Lot No. 25 on the plan of Cedarwood Condominiums, revised No. 2, Lots 15 thru 44, Section Six Cedarwood Estates, of record in Plat Book 5200, page 349, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete description.

Being the same property conveyed to Amrollah Sharifi by Successor Trustee's Deed from Bankers Title, as Trustee of record in Instrument Number 20051005-0119760, said Register's Office for Davidson County, Tennessee.

Amrollah Sharifi joins in this conveyance to convey and interest he may have in subject property, particularly any marital interest.

This description is the same as was used in the last deed of record.

This conveyance is subject to the following:

1. Taxes for the year 2006 and subsequent years.
2. Matters of record in Book 5200, page 349, said Register's Office for Davidson County, Tennessee.
3. Master Deed of record in Book 5707, page 121, as amended in Book 5720, page 912 and Book 5776, page 741, said Register's Office for Davidson County, Tennessee.
4. Charter of record in Book 5667, page 429 and Book 5722, page 198, said Register's Office for Davidson County, Tennessee.
5. By-Laws of record in Book 5707 , page 167, as amended in Book 6062, page 285, said Register's Office.

This is improved property commonly known as 550 Cedar Drive, Nashville, Tennessee 37211.

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater for this transfer is $52,900.00.

Affiant

Subscribed and sworn to before me this 22 day of December, 2005.

Notary Public

My Commission Expires: 1/4/06

ANTHONY DUNCAN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, their heirs and assigns, forever.

And Grantor does covenant with the said Grantees that the Grantor is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 20th day of December, 2005.

Amrollah Sharifi

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned a Notary Public, in and for the State and County aforesaid, personally appeared Amrollah Sharifi with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 20th day of December, 2005.

Notary Public

My Commission Expires: 3-31-07