This instrument prepared by:

_____

Six Cadillac Drive, Suite 190
Brentwood, Tennessee 37027
(615)371-8999

File No.: **2120-1055614**

Davidson County DEEDWARR
Recvd: 12/29/05 09:37 4 pgs
Fees:23.00 Taxes:636.40
20051229-0155931

CORPORATE
WARRANTY DEED -TN

THIS INDENTURE, made and entered into this **Twenty-second day of December, 2005**, by and between **The Nefertiti Makeda Foundation**, parties of the first part, and **Joseph Harris**, party of the second part,

WITNESSETH: This for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part had bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described Real Estate, situated and being in the City of **Nashville**, County of **Davidson**, State of **Tennessee**, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING PART OF LOTS 196, 197 AND 198 ON THE PLAN OF HARDING'S SECOND ADDITION TO NASHVILLE, TENNESSEE, OF RECORD IN BOOK 21, PAGE 58, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

SAID PART OF SAID LOTS 196, 197, AND 198 FRONTS 40 FEET ON THE EASTERLY SIDE OF 16TH AVENUE NORTH, AND RUNS BACK ALONG THE NORTHERLY MARGIN OF AN ALLEY 132 FEET TO A DEAD LINE.

BEING THE SAME PROPERTY CONVEYED BY SPECIAL WARRANTY DEED FROM THE BANK OF NASHVILLE, A TENNESSEE STATE BANK TO MAYIBUYE MONANABELA AS RECORDED ON THE 7TH DAY OF JULY, 2003 IN INSTRUMENT NO. 20030707-0093053 RE-RECORDED IN INSTRUMENT NO. 20031204-0174222 AND QUITCLAIM DEED FROM MAYIBUYE MONANABELA TO THE NEFERTITI MAKEDA FOUNDATION AS RECORDED ON THE 2ND DAY OF DECEMBER, 2004 IN INSTRUMENT NO. 20041202-0143943, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

Being the same property conveyed to parties of the first part, herein shown in:
Book , Page No.: or Instrument No.: in said Register's office.

This conveyance is made subject to:
1) Taxes which have been assumed by Grantee; 2) All restrictions of record; 3) All easements of records; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable governmental and zoning regulations.

Parcel ID # **92-4-14.00**

XX Improved OR

Unimproved property located at: **1018 16th Avenue North, Nashville, Tennessee 37208**

TO HAVE AND TO HOLD the aforesaid Real Estate together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his/her heirs, successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that he/she is lawfully seized in fee simple of the aforedescribed real estate; that he/she has good right to sell and convey the same; that the same is unencumbered, EXCEPT as set forth herein, and that the title and quiet possession thereto he/she warrants and forever defends against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the party of the first part of the day and year first above written.

The Nefertiti Makeda Foundation

Mwannesi Wade

By: Mwannesi Wade, Board of Directors, Chair

"OFFICIAL SEAL"
JOHN DUNKELBERGER
Notary Public, State of Illinois
My commission expires 07/10/09

State of Illinois

County of CHAMPAIGN

Before me, **the undersigned** (name of notary public) of the State and County mentioned, personally appeared **Mwannesi Wade** with whom I personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged such person to be **Board of Directors, Chair** (president or other officer authorized to execute the instrument) of **The Nefertiti Makeda Foundation** the within named bargainor, a corporation, and that such (president or other officer), executed the foregoing instrument for the purposed therein contained, by personally signing the name of the corporation as (president or other officer).

Witness my hand and Seal at office in this **12/22/2005.**

John Dunkelberger

Notary Public

My Commission Expires: JULY 10, 2009

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Owner's Name: **Joseph Harris**

and Address: **1018 16th Avenue North**
Nashville, TN 37208

Mail tax bills to, (Person or Agency responsible for payment of taxes)
Lender Loss Payee New
Century Mortgage Corp.
P.O. Box 11052
Orange, CA 92856-8152

I, or we, hereby swear and affirm that, to the best of the affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is **$172,000.00** which amount is equal or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this **Twenty-~~second~~ first day of December, 2005.**

Notary Public

My Commission Expires: July 10, 2009

"OFFICIAL SEAL"
JOHN DUNKELBERGER
Notary Public, State of Illinois
My commission expires 07/10/09

EXHIBIT "A"

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