THIS INSTRUMENT PREPARED BY:
CHERNAU, CHAFFIN & BURNSED, PLLC
ONE AMERICAN CENTER, SUITE 550
3100 WEST END AVENUE
NASHVILLE, TN 37203
(615) 460-7478

Davidson County DEEDWARR
Recvd: 04/28/06 14:55 2 pgs
Fees:13.00 Taxes:592.00
20060428-0049083

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Tax Map: 096-13-0157.00

The actual consideration or value, whichever is greater, for this transfer is $160,000.00

Affiant

Subscribed and sworn to before me this the 28 day of April, 2006.

My Commission Expires: 3.21.09

Notary Public

AMY BRYSON SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

ADDRESS NEW OWNER(S) AS FOLLOWS:

Guirguis Awad and Hanan Kirolos
(Name)
200 Citation Drive, Franklin, TN 37069
(Street Address)

SEND TAX BILLS TO:

SAME
(Name)

(Street Address)

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named "Grantee," and other good and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, **WEI JOHN WANG, a married person,** hereinafter called the "Grantor," has bargained and sold, and by these presents does transfer and convey unto **GUIRGUIS AWAD AND WIFE, HANAN KIROLOS,** hereinafter collectively called the "Grantee," a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Beginning at a point in the southern margin of Allen Road at a point 210 feet from the Southeast corner of Donelson Pike and Allen Road in an easterly direction from said corner; thence along the southerly margin of Allen Road in a direction South 79° 31' East a distance of 100 feet to an iron pin; thence South 4° 34' West, 201 feet to an iron pin; thence North 79° 31' West, 72.6 feet to an iron pin; thence North 0° 07' West, a distance of 205.7 feet to an iron pin in the southerly margin of Allen Road, the poing of beginning.

Being the same property conveyed to Wei John Wang by deed from Equity Trust Company, Custodian FBO Edward W. Meek IRA 50% Undivided Interest and Edward W. Meek 50% Undivided Interest of record in Instrument No. 20060428-0049082, Register's Office for Davidson County, Tennessee.

BEING improved property known as: 943 Allen Road, Nashville, TN 37214. This is not the primary residence of the Grantor.

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said "Grantee," its successors and/or assigns forever; and "Grantor" does covenant with the said "Grantee" that he 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 stated herein as follows:

1. Davidson County Real Property Tax for the year 2006, a lien not yet due and payable.

2. Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage, with the Metropolitan Government of Nashville and Davidson County, Department of Water and Sewerage Service, of record in Book 5420, page 822, and Book 5947, page 516, said Register's Office.

3. Drainage Easement granted to Davidson County, Tennessee, of record in Book 3459, page 57, said Register's Office.

Grantor further covenants and binds himself, his heirs and representatives to warrant and forever defend the title to said real estate to said Grantee, their heirs and/or assigns, against the lawful claims of all persons whatsoever.

IN WITNESS WHEREOF, the "Grantor" has caused his name to be affixed hereto on this 28th day of April, 2006.

Wei John Wang

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a notary public in and for said County and State, **Wei John Wang**, the within named Grantor, 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 official seal in Nashville, Tennessee, this 28th day of April, 2006.

Notary Public

AMY BRISTOW SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

My Commission Expires: 3.21.09

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