Davidson County DEEDWARR
Recvd: 07/06/06 10:22 2 pgs
Fees:13.00 Taxes:521.70

20060706-0080678

WARRANTY DEED

P-TRA-06-0436

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $141,000.00

Affiant

Subscribed and sworn to before me, this 27th DAY OF June, 2006.

Notary Public

MY COMMISSION EXPIRES: 5/24/08

(AFFIX SEAL)

JOHN DUBRAY NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

My Commission Expires MAY 24, 2008

THIS INSTRUMENT WAS PREPARED BY
Homeland Title, Inc.
1896 General George Patton Dr., Ste. 200
FRANKLIN, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jamila K. Edwards	Franklin American	
436 Cedarvalley Drive	(NAME) 501 Corporate Center Dr. #400	162.13-10.00
(ADDRESS) Nashville, Tennessee 37211	(ADDRESS) Franklin, TN 37067	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we NASER H. MORCOS AND WIFE, GUILLERMINA MORCOS, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto JAMILA K. EDWARDS, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND in Davidson County, Tennessee, being Lot No. 10 on the Revised Plan of Cedarwood Estates, Section One, as of record in Book 4675, page 62, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Naser H. Morcos and wife, Guillermina Morcos by deed from Horace S. Broyles and wife, Billie S. Broyles, dated April 18, 2000 and filed of record as Inst No. 20000419-0039295, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ( )
This is improved (X) property, known as 436 Cedarvalley Drive, Nashville, Tennessee 37211
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 my/our hand(s) this 27th day of June, 2006.

Naser H. Morcos

Guillermina Morcos

STATE OF Tennessee
COUNTY OF Davidson

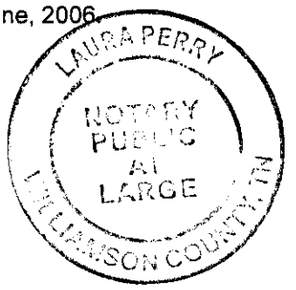
On this the 27th day of June, 2006, before me personally appeared Naser H. Morcos and wife, Guillermina Morcos to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 27th day of June, 2006.

Notary Public

My Commission Expires: 12/09/07

(SEAL)



RETURN TO:

1896 General George Patton Drive
Franklin, TN 37067

615-599-9959