WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/22/06 15:14 2 pgs
Fees:13.00 Taxes:714.10

20061222-0158602

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $193,000.00

Affiant

Subscribed and sworn to before me, this 21st day of December, 2006.

Notary Public

MY COMMISSION EXPIRES: 11/14/09
(AFFIX SEAL)

James M. Wells
State of Tennessee
Notary Public
Davidson County

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Zaid Altalib	American Finance House Lariba	142-7-F
(NAME)	(NAME)	(MAP)
7252 Highway 70 S #1301	750 E. Green St., Ste. 210	62.00CO
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37221	Pasadena, CA 91101	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Amar B. Singh and wife, Punita Dhawan, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Zaid Altalib and wife Isra A. Brifkani, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

A certain condominium apartment in Davidson County, TN, described as Lot No. 62, Unit No. 1301 of Bellevue Commons Townhomes, a Condominium, a Horizontal Property Regime, located on Highway 70 South, Nashville, TN, as shown on Exhibit A to the Master Deed, recorded in Instrument No. 20000720-0071772 as re-recorded in Instrument No. 20000828-0084760 and amended in Instrument No. 20060824-0104869, said Register's Office, and described in a Master Deed recorded in Instrument No. 20000720-0071772 as re-recorded in Instrument No. 20000828-0084760 and amended in Instrument No. 20060824-0104869, said Register's Office, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of Bellevue Commons Townhomes, Condominium Apartments contained in the Master Deed recorded in Instrument No. 20000720-0071772 as re-recorded in Instrument No. 20000828-0084760 and amended in Instrument No. 20060824-0104869, and By-Laws appended thereto, Register's Office for Davidson County, TN, are incorporated herein by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Amar B. Singh and Punita Dhawan, husband and wife, by deed from Pulte Homes Tennessee Limited Partnership, a Nevada Limited Partnership, dated August 29, 2001, of record in Instrument No. 20010831-0094731, Register's Office for Davidson County, TN.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, know as: 7252 Highway 70 S #1301, Nashville, Tennessee 37221

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 my/our hand(s) this 21st day of December, 2006.

Amar B. Singh

Punita Dhawan

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Amar B. Singh; Punita Dhawan with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 21st day of December, 2006.

Notary Public

My Commission Expires: 9/26/08

