WARRANTY DEED

Davidson County DEEDWARR
Recvd: 01/11/07 08:24 2 pgs
Fees:13.00 Taxes:1387.50
20070111-0004441

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $375,000.00

Affiant 1-5-07

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF January, 2007.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

ERIN K. WHITE NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
USA TITLE & ESCROW, INC., 1802 Williamson Court, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ashraf Rezaei	Allied Home Mortgage	172.14-0B-245.00-CO
(NAME)	(NAME)	
5245 Ravens Glen	6110 Pinemont Dr	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Houston TX 77082	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Sandy Kim unmarried, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ashraf Rezaei, unmarried HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A 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. 174 on the Plan of Winfield Park, Phase 2, Section 2, a Planned Unit Development, of record as Instrument No. 20030422-0052787, Register's Office of Davidson County, Tennessee, to which plan reference is here made for a more complete legal description thereof.

Being the same property conveyed to Sandy Kim, a single woman, by deed from Turnberry Homes, L.L.C., a Tennessee limited liability company, dated April 14, 2004, recorded April 26 2004, in Instrument No. 20040426-0047235, Register's Office for Davidson County, Tennessee.

unimproved

This is improved ✓ property, known as 5245 Ravens Glen, Nashville, TN 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 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 hand this 5th day of January, 2007.

Sandy Kim

Ashraf

STATE OF TN

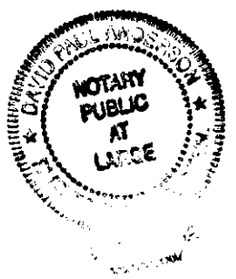
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Sandy Kim unmarried the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Brentwood, Tennessee, this 5 day of JANUARY, 2007.

NOTARY PUBLIC

My Commission Expires: 3/18/07



Ashraf