Prepared by:
Amy Cross Nance
Attorney at Law
111 Southeast Parkway Ct.
Franklin, TN 37064

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $296,504.70

Affiant

Subscribed and sworn to before me, this 31st day of January 2007.

Notary Public
My commission expires: 3/31/07

DEE FILES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Davidson County DEEDWARR
Recvd: 02/01/07 15:14 2 pgs
Fees:13.00 Taxes:1097.07
20070201-0013521

Address of New Owner:	Send Tax Bills to:	Tax Information
Abdulaziz Payziev 116 Zurich Ct. Nashville TN 37221-0000	AMERICA'S WHOLESALE LENDER 6440 Southpoint Pkwy, Ste. 300 Jacksonville, FL 32216	128-15-0-A 086.0000

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged Lucille G. Vicars and Archie Miller, III, as joint tenants with right of survivorship, hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to Abdulaziz Payziev, an unmarried person, hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 8 on the Plan of Still Spring Hollow Subdivision Section 2, Phase 1, of record in Instrument No. 20031111-0164936, 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 Lucille G. Vicars and Archie C. Miller, II, as tenants in common, by deed from Greater Middle Tennessee Development Partnership, date July 29, 2005, of record in Instrument No. 20050803-0090712, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following: 1) 2007 taxes a lien which are not yet due and payable. 2) The Plan of record in Instrument No. 20031111-0164936, Register's Office for Davidson County, Tennessee, shows an Owner's Certificate, and subject to all matters as set forth therein. 3) Subject to matters shown on the Boundary Plat of Still Spring Hollow of record in Book 6900, page 991 and 992, said Register's Office. 4) Restrictive Covenants contained in Instruments of record in Book 7963, page 400 and Book 8179, page 464, said Register's Office. 5) By-Laws of Still Spring Hollow Owners Association of record in Book 8294, page 40, said Register's Office. 6) Charter of Still Spring Hollow Homeowner's Association, Inc., of record in book 7930, page 909, said Register's Office. 7) Public Utilities Easement granted to Harpeth Valley Utilities District of Davidson and Williamson Counties, Tennessee, of record in Book 9740, page 971, said Register's Office. 8) Utility Easement granted to Metropolitan Government of Nashville and Davidson County, acting by and through the Electric Power Board of said Government, of record in Instrument No. 20010420-0039445, said Register's Office. 9) Agreement for Dedication of Easement for Public Utilities, Strom Drainage and Appurtenances granted to Metropolitan Government of Nashville and Davidson County, Tennessee, of record in Instrument No. 20010710-0073480, said Register's Office. 10)

Agreement for Dedication of Public Utilities Easement granted to Harpeth Valley Utilities District of Davidson and Williamson Counties, Tennessee, of record in Instrument No. 20010925-0103590, said Register's Office. 11) Storm Water Detention Agreement of record in Instrument No. 20030220-0022601 and Book 7921, page 471, said Register's Office. 12) Slope Easement of record in Book 7858, page 226, said Register's Office.

This property is improved property known as 116 Zurich Ct., Nashville, Tennessee 37221-0000

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. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 31st day of January, 2007.

Lucille G. Vicars

Archie Miller, III

Margaret E. Miller
Who joins in this conveyance to convey any marital interest she may have.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lucille G. Vicars, Archie Miller, III, and Margaret E. Miller, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 31st day of January, 2007.

Notary Public

My Commission expires: 4/21/07

Amy Cross Nance
State of Tennessee Notary Public
Williamson County

FILE NO: WG1563