This Instrument Was Prepared By:
Mooreland Title Company, LLC
Hugh Entrekin, Atty
7123 Crossroads Boulevard, Suite A
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $275,000.00.

Affiant

Subscribed and sworn to before me, this 13th day of November, 2007.

Notary Public

My Commission Expires:_____

D. W. McMAHON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

MY COMMISSION EXPIRES: SEPTEMBER 25, 2010

Davidson County DEEDWARR
Recvd: 11/16/07 08:06 2 pgs
Fees:13.00 Taxes:1017.50

20071116-0134303

Address New Owner:	**Send Tax Bill To:**	**Map & Parcel:**
Monica A. Ghattas 1041 Percy Warner Blvd. Nashville, TN 37205	Bank of America P.O. Box 45140 Jacksonville, FL 32232-5140	129-080-024.00

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Michael Lee Webber and Jo Anne Rosenblum,** hereinafter called the Grantors, have bargained and sold, and by these presents does transfer and convey unto **Monica A. Ghattas and Husband, Emmanuel M. Gergis,** hereinafter called the Grantees, their heirs and assigns, a certain parcel of land in Davidson, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 39 on the Plan of Section 1, Warner Park Valley, as of record in Plat Book 3600, Pages 12 thru 14, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Michael Lee Webber and Jo Anne Rosenblum by deed from Michael W. Dunne and wife, Marguerite M. Dunne, dated 9-20-2004, of record in Instrument No. 20040924-0115764, Register's Office for Davidson County, Tennessee..

This conveyance in made subject but not limited to the following:

1. Subject to all matters on plan of record in Book 3600, Page 12 thru 14, Register's Office for Davidson County, Tennessee.
2. Subject to Restrictive Covenants of record in Book 3466, Page 89, made applicable in Book 3577, Page 511 and amended in Book 3702, Page 465, Register's Office for Davidson County, Tennessee.
3. All assessments and taxes for the year 2008 and thereafter.

This is improved property known as: 1041 Percy Warner Blvd., Nashville, TN 37205.

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title and interest thereto belonging to said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except as otherwise herein set out; Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to said land to said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 13th day of November, 2007.

Michael Lee Webber

Jo Anne Rosenblum

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public in and for the said County and State, personally appeared **Michael Lee Webber and Jo Anne Rosenblum,** the within named bargainors, 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 at Brentwood, TN, this 13th day of November, 2007.

Notary Public

My Commission Expires:

D. W. McMACKIN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

MY COMMISSION EXPIRES:
SEPTEMBER 25 2010