State of Tennessee
County of Davidson

This actual consideration or value – whichever is greater- is **$ 25, 000.**

Affiant

Subscribed and sworn before me this the **27th** day of **December, 2007**

Notary Public My Commission Expires: 3-20-10

Notary Seal present,
but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds

Davidson County DEEDWARR
Recvd: 01/14/08 15:55 2 pgs
Fees:13.00 Taxes:92.50

20080114-0004300

Warranty Deed

Instrument prepared by:
Service Escrow & Title, Inc.
6001 Jackson Square Boulevard Suite 700
Lavergne, TN 37086

Address of New Owner(s)	Improved Property known as:	Send tax bills to:
Emil Sogomonov	**320 E4 Welsh Drive**	**New Owner**
Marietta Sogomonov	**Nashville, TN 37211**	
320 E4 Welsh Drive		
Nashville, TN 37211		

Map 133-15-A Parcel 24CO

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

Juanita B Dean, unmarried

Hereinafter called the Grantors(s), have this day bargained and sold, and by these presents do hereby transfer and convey unto

Emil Sogomonov, unmarried and Marietta Sogomonov, unmarried

Hereinafter called the Grantee(s) their successors and assigns, a certain parcel of land together with all tenements, hereditaments and appurtenances thereto located in **DAVIDSON** COUNTY, TENNESSEE, more particularly described as follows:

Unit E-4 of Pagoda Condominium created under Title 66, Chapter 27, Section 101 et seq., as amended, Tennessee Code Annoted and as established by a Master Deed of record in Book 6111, Page 22, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elemente appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Pagoda Condominium set forth in Exhibit A-2 of said Master Deed for a more complete identification and description of such unit.

Being the same property conveyed to Juanita B. Dean by Deed from B & W Investments, a partnership comprised of Jim Woolems and Alex Bonner, dated February 27, 1990, of record in Book 8057 Page 246, Register's Office for Davidson County, Tennessee.

Subject any and all matters including but not limited to notes, easements, building setback lines, restrictions, and/or certifications as contained on the Plat of said Subdivision of record in Plat Book 6111, page 22, Register's Office for said County.

Subject to Charter of Pagoda Condominium Association, Inc., in Book 6110, Page 98, Register's Office for said County.

Subject to Restrictive covenants contained in instrument of record in Book 8561, Page 461, Register's Office for said County.

Subject to Master Deed of Pagoda Condominium Association, Inc., of record in Book 6111, Page 22, as amended in Book 9445, Page 492, and in Book 10458, Page 936, Register's Office for said County.

Subject to By Laws of Pagoda Condominium Association, Inc., of record in Book 6111, Page 64, Register's Office for said County.

Subject to any easements and/or restriction of record in the Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estates, title and interest thereto belonging to the said Grantee(s), their successors, heirs or assigns, forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have 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 successors, heirs and assigns against the lawful claims o fall persons whomsoever. Wherever used, the singular shall include the plural, the plural and singular, and use of any gender shall be applicable to all genders

Executed this 27th day of December, 2007

Juanita B. Dean

Juanita B Dean

STATE OF Tennessee

COUNTY OF Rutherford

Personally appeared before me, the undersigned Notary Public, in and for said County and State, **Juanita B Dean** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and has acknowledged that they executed this instrument for the purpose therein contained.

Witness my hand and official seal this **27th Day** of **December, 2007.**

My Commission Expires: 7-5-2011
7-5-2011

APRIL H. BELL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Notary Public