Davidson County DEEDWARR
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Fees:23.00 Taxes:1332.00
20080529-0054742

This Instrument Was Prepared By:
Michael K. Radford
Stockton Title & Escrow, LLC
5110 Maryland Way
Ste. 320
Brentwood, TN 37027

WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Cumberland Properties, LLC** (hereinafter referred to as "Grantor") have this day bargained and sold and do hereby transfer and convey to **Alaa Kadhum Jwaad as to 33.34%, Meaan Kadhum Jwaad as to 33.33%, Abdulkader GH. Abdulrahman as to 16.665% and Qutaiba Ghazi Abdulrahman as to 16.665%** (hereinafter referred to as "Grantee") their heirs and assigns, forever, that certain parcel of real estate located in **Davidson** County, State of Tennessee, and being described as follows, to-wit:

See Exhibit "A" for Legal Description

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title there unto belonging, unto the said Grantee (s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee that they are lawfully seized and possessed of said parcel of real estate, and that they have a good right to convey the same and that it is unencumbered, except for the lien of current year's property taxes, which taxes have been prorated between the parties herein.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate to the Grantee(s), their heirs and assigns against the lawful claims of all persons, whosoever.

Witness our hands this 28th day of May, 2008

Cumberland Properties, LLC

By: M. Travis Dukes

Title: Managing Member

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for the County and State aforesaid, **M. Travis Dukes** the **Managing Member of Cumberland Properties, LLC** to me known to be the person(s) described in and who executed the foregoing instrument, and who acknowledged they executed the same as their free act and deed for the purposes therein contained.

Witness my hand and official seal this 28 day of May, 2008.

Notary Public

GRANT B. STOCKTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 20, 2008

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is **$360,000.00**, which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me this 28 day of May, 2008

Notary Public

My Commission Expires:_____

GRANT B. STOCKTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 20, 2008

Map and Parcel: 150-78.00, 150-168.00, 150-79.00 and part of 150-80.00

ADDRESS OF NEW OWNER
AND PERSON RESPONSIBLE FOR TAXES:

Peter Isho
415 Tusculum Road
#E-14
Nashville, TN 37211

Exhibit "A"

Map and Parcel 150-78.00
BEING a tract of land lying in the Second Civil District of Davidson County, Tennessee and being bounded by the West by Will Black by the North by Randall Phillips Builders, Inc. on the East by Mt. View Road; and being more particularly described as follows:

BEGINNING at an iron pin in the west right-of-way line of Mt. View Road, SAID pin being a corner common with Will Black and being located 0.8 mile more or less from the intersection of Hamilton Church Road and Mt. View Road; thence with Will Black, North 01 deg. 19 min. 00 sec. East 328.98 feet to an iron pin corner common with Will Black in the South line of Randall Phillips Builders, Inc.

THENCE, with Randall Phillips Builders, Inc., South 78 deg. 30 min. 41 sec. East 264.16 feet to an iron pin corner common with Randall Phillips Builders Inc., in the West Right-of-Way line of Mt. View Road.

THENCE with the West Right-of-Way line of Mt. View Road, on a curve to the left, the radius of which is 1329.86 feet, the central angle of which is 06 deg. 03 min. 11 sec. the chord of which is South 45 deg. 54 min. 19 sec. West, 140.43 feet, along the curve distance of 140.49 feet to an iron pin; thence, South 42 deg. 52 min. 43 sec. West, 243.51 feet to the point of beginning, containing 0.96 acres, more or less.

Being the same property conveyed to Cumberland Properties, LLC, by Warranty Deed from Chris G. Harmon dated 03/08/05, and recorded 03/14/05 in Instrument No. 200503140028001, also acquired in Instrument No. 200412220152243, Register's Office for Davidson County, Tennessee.

Map and Parcel 150-168.00
Property lying in Eastern Davidson County, Tennessee, on the north margin of Mt. View Road and being 467.32' northeast of the margin of Belle Oaks Drive, bounded on the south by Mt. View Road; on the west by Belle Oaks Subdivision, Phase 1 of record in Plat Book 6900, Page 768; on the North by Lot 1, McCain Acres of record in Plat Book 6050, Page 519; on the east by property belonging now or formerly to W. Black of record in Deed Book 1784, Page 357 and Lot 3, McCain Acres and more specifically described as follows:

Beginning at an iron pin on the north margin of Mt. View Road and being 467.32' northwest of the east margin of Belle Oaks Drive and being the southwest corner of the herein described tract; thence with the east boundary of Belle Oaks Subdivision, Phase 1, N-29 deg. 08' 43"-W, 516.40' to a concrete monument at the northwest corner of the herein described tract; thence N-69 deg. 03' 33"-E, 569.31' to an iron pin in a fence, the northeast corner of this Lot (2A); thence S-07 deg. 10' 07-"W, 241.93' to an iron pin in a fence; thence S-63 deg. 06' 04"-W, 254.06' to an iron pin; thence S-23 deg. 21' 47"-E, 102.30' to an iron pin; thence S-58 deg. 35' 57"-W, 85.16 to an iron pin; thence S-29 deg. 08' 42"-E, 142.25' to an iron pin on the north margin of Mt. View Road; thence with the North margin of said road S-58 deg. 35' 57"-W 71.00 to an iron pin, the point of beginning containing 3.28 acres according to survey by Gaylon W. Northcutt, Tennessee RLS# 1529, dated January 24, 1996 and re-recorded October 4, 2004.

Being the same property conveyed to Cumberland Properties, LLC, by Warranty Deed from John L. Yeik and wife, Susan Yeik dated 10/08/04 and recorded 08/29/05 in Instrument No. 200410140123951 and re-recorded in Instrument No. 200508290103243, Register's Office for Davidson County, Tennessee.

Map and Parcel 150-79.00
A tract of land in the 2nd, formerly 3rd, Civil District of Davidson County, Tennessee, described according to a survey made by George W. Watkins, Surveyor, December 22, 1940, as follows:

Beginning in the center of Mount View Road at the southwest corner of the church property; thence with the westerly line of said property and fence, northwardly 355 feet; thence with a fence line, north 85 deg. 45' west 307 feet to the easterly line of the Chadwell property; thence with said line and a fence, south 4 deg. west 185 feet to the southerly line of Chadwell property; thence with said line and a fence, north 86 deg. west 288.5 feet; thence with a fence south 2 deg. west 570 feet to the center of Mount View Road; thence with the center of said road as follows; north 66 deg. east 100 feet, north 71 deg. east 100 feet north 71 deg. east 100 feet, north 71deg. east 100 feet, north 62 deg. east 100 feet, north 54 deg. 30' east 100 feet, north 45 deg. 30' east 100 feet and north 41 deg. east 69 feet to the beginning, containing 7.4 acres, more or less.

Being the same property conveyed to Cumberland Properties, LLC from Norman Couser County Cooking, Inc., Norman S. Couser, Viola Couser, John Arriola and Michelle Arriola, by Warranty Deed dated 10/20/04 and recorded 10/22/04 in Instrument No. 200410220127261, Register's Office for Davidson County, Tennessee.

Map and Parcel 150-80.00

LAND in Davidson County, Tennessee, being Lot No. 3, Resubdivision of Lot 2 on the Plan of McCain Acres of record in Plat Book 6050, page 570, Register's Office for said County, to which reference is made foe a more complete description.

TOGETHER with right of easement for the installation, operation and maintenance of a private sewer septic system on Lot 2 of McCain Acres as described in Book 9776, page 596, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Cumberland Properties, LLC by Warranty Deed from Carlos W. Ritchie dated 5-16-2007 and recorded as Instrument #200705310064594, Register's Office for Davidson County, Tennessee.

Included in the description for Map and Parcel 150-80.00 but expressly excluded from this conveyance is the following:

PROPERTY DESCRIPTION - (PROPOSED LOT 42)
Beginning at an iron rod situated in the northerly margin of Mt. View Road, said point also being the southeast corner of Lot 2B on the Plat of McCain Acres 2nd Resubdivision of Lot 2 of record in Plat Book 8250, Page 551, R.O.D.C., TN.

Thence, leaving said road, N 22°16'57" W, a distance of 134.19 feet to an iron rod;

Thence, N 70°32'44" E, a distance of 79.16 feet to an iron rod;

Thence, S 24°27'40" E, a distance of 127.17 feet to the northerly margin of Mt. View Road;

Thence, along said road, S 65°31'30" W, a distance of 83.96 feet to the point of beginning and containing 10,642.887 square feet or 0.244 acres of land.

Being a portion of the same property conveyed to Cumberland Properties, LLC by Warranty Deed from Carlos W. Ritchie dated 5-16-2007 and recorded as Instrument# 200705310064594, Register's Office for Davidson County, Tennessee. Also being a part of Lot 3 on the Plat of McCain Acres Resubdivision of Lot 2 of record in Plat Book 6050, Register's Office of Davidson County, Tennessee.