(2)

Prepared By & Return To:
Tennessee Title Services, LLC
8005 Church Street E., Suite 216
Brentwood, TN 37027
09-0185

After recording Return to:
Bridgehouse Title
342 Cool Springs Blvd., Ste 202
Franklin, TN 37067

STATE OF **Tennessee**
COUNTY OF **Williamson**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 130,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE **3rd Day of April, 2009**

Notary Public
Commission Expires: 12-06-2011

J. SUSAN BUFF NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

ADDRESS OF NEW OWNER:
Eid S. Nashed & Mervat Y. Fayez
3257 Grace Crest Point
Nashville, TN 37217

SEND TAX BILLS TO:
Same As New Owner

MAP & PARCEL
135-10-C/111.00CO

WARRANTY DEED

FOR AND IN 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, I/WE,

John C. Johnson and Xiaoji Zhang, husband and wife

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Eid S. Nashed and Mervat Y. Fayez, husband and wife

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. 154 on the Plan of Final Plat, Revision of Lot 154, Section Five, Ransom Park of record in Instrument No. 20041222-0152515 in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to John C. Johnson and wife, Xiaoji Zhang by deed from Fischer & Ford Group, LLC of record in Instrument No. 20050808-0093124 in the Register's Office for Davidson County, Tennessee, dated August 5, 2005.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

BILL GARRETT, Davidson County
Trans:T20090023203 DEEDWARR
Recvd: 04/07/09 13:07 2 pgs
Fees:13.00 Taxes:481.00
20090407-0031826

JCJ
XZ by JCJ, AIF.

This is improved property known as: 3257 Grace Crest Point, Nashville, TN 37217.

The GRANTOR makes no representation or warranty of any kind whatsoever regarding the condition, merchantability, use, or any other matter involving the land or any improvements conveyed herein, except as to title and then only as expressly set forth herein, the Grantee acquires said land and improvements in an "AS IS" condition.

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 so 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 uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

John C. Johnson

Xiaoji Zhang by John C Johnson Attorney in fact.

Xiaoji Zhang

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, John C. Johnson a/k/a John Johnson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee this April 30 2009.

Notary Public

JOSHUA A. TERRY NOTARY PUBLIC AT LARGE My Comm. Expires Feb. 20, 2012 WILLIAMSON COUNTY, TENN.

Commission Expires:

STATE OF Tennessee
COUNTY OF Williamson

On this the 30 day of April, 2009, before me personally appeared John C. Johnson a/k/a John Johnson to me known to be the person who executed the foregoing instrument in behalf of Xiaoji Zhang as Attorney in Fact, and who acknowledged that he/she executed the same as the free act and deed of said Xiaoji Zhang. Witness my hand and official seal.

Notary Public

Commission Expires:

JOSHUA A. TERRY NOTARY PUBLIC AT LARGE My Comm. Expires Feb. 20, 2012 WILLIAMSON COUNTY, TENN.