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	STATE OF TENNESSEE COUNTY OF WILLIAMSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $227,000.00 Affiant Subscribed and sworn to before me this 28th day of July, 2009 Notary Public MY COMMISSION EXPIRES: 02/20/12 (AFFIX SEAL)

WARRANTY DEED

HEATHER M. SIMS ★ STATE OF TENNESSEE NOTARY PUBLIC ★ WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Najamuddin Mirza Baig	Guidance Residential LLC	161-13-O-B
(NAME)	(NAME)	(MAP)
5721 Edmondson Pike #208	11109 Sunset Hills Rd., Ste 200	208.00
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37211	Reston, VA 20190	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, I/we, Elizabeth M. Kanter, unmarried, Gary J. Kanter, married, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Najamuddin Mirza Baig and spouse, Naila Farooqui, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

LAND in Davidson County, TN, BEING Unit No. 208, on the Plan of Creekside, as shown on Exhibit "B" of the Master Deed of record in Instrument No. 20050204-0013611 as amended in Instrument No. 20050329-0034131, Register's Office for Davidson County, TN, to which plan reference is hereby made for a complete description thereof.

Being the same property conveyed to Elizabeth M. Kanter and Gary J. Kanter, by deed from Pulte Homes Tennessee, Limited Partnership, Nevada Limited Partnership, of record in Instrument No. 200507080078959, Register's Office for Davidson County, TN.

Kimberly Kanter joins in this conveyance for the purpose of conveying all right, title and interest she may have in and to the above described property as spouse of Gary J. Kanter.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, know as: 5721 Edmondson Pike #208, Nashville, Tennessee 37211

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

BILL GARRETT, Davidson County
Trans:T20090051584 DEEDWARR
Recvd: 07/30/09 14:48 2 pgs
Fees:13.00 Taxes:839.90
20090730-0071477

Witness my/our hand(s) this 28th day of July, 2009.

Elizabeth M. Kanter
Elizabeth M. Kanter

Gary J. Kanter by: Elizabeth M. Kanter, AIF
Gary J. Kanter by: Elizabeth M. Kanter
Attorney-in-Fact

Kimberly Kanter by: Elizabeth M. Kanter, AIF
Kimberly Kanter, by: Elizabeth M. Kanter,
Attorney-in-Fact

STATE OF Texas
COUNTY OF Dallas

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Elizabeth M. Kanter, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon her oath acknowledged herself to be the within named bargainor, and that she executed the foregoing instrument of her own free will for the purposes therein set forth.

Witness my hand and official seal at office at Dallas, Texas on this the 28th day of July, 2009.

Darla D. Thompson
Notary Public

My Commission Expires: 11-16-2010

DARLA D. THOMPSON
Notary Public
State of Texas
My Comm. Expires 11-16-2010

STATE OF Texas
COUNTY OF Dallas

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Elizabeth M. Kanter, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon her oath acknowledged herself to be the Attorney in Fact for Gary J. Kanter and Kimberly Kanter, the within named bargainors, and that she as such Attorney-in-Fact being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name, Gary J. Kanter and Kimberly Kanter, the bargainors, by the said, Elizabeth M. Kanter, as Attorney in Fact.

Witness my hand and official seal at office at Dallas Texas on this the 28th day of July, 2009.

Darla D. Thompson
Notary Public

My Commission Expires: 11-16-2010

DARLA D. THOMPSON
Notary Public
State of Texas
My Comm. Expires 11-16-2010