WARRANTY DEED	STATE OF Tennessee COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $114,000.00 Affiant Subscribed and sworn to before me, this 19th DAY OF October, 2009. Notary Public
G-A&E-09-3417	MY COMMISSION EXPIRES: (AFFIX SEAL) MY COMMISSION EXPIRES SEPTEMBER 19, 2011

JENNIFER A. HOFFMAN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow 2012 21st Ave South Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Emilio A. Diaz	SWBC Mortgage Corporation	
3417 Bruner Court (ADDRESS)	9311 San Pedro, Ste. 125 (ADDRESS)	
Nashville, TN 37211 (CITY) (STATE) (ZIP)	San Antonio, TX 78216 (CITY) (STATE) (ZIP)	134-9-133.00

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we SALAHADEEN R. OSMAN AND MADINA YAHYA, MARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto EMILIO A. DIAZ, A MARRIED PERSON, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE; BEING LOT 122, WOODLAND HILLS, PHASE TWO, SECTION ONE, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 7900, PAGE 408, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO SALAHADEEN R. OSMAN, AND WIFE, MADINA YAHYA BY WARRANTY DEED FROM AMIR HASSAN NEJAD UNMARRIED, AND FATEMEH AZAR AMIN, UNMARRIED, RECORDED ON THE 13TH DAY OF AUGUST, 2007 IN INSTRUMENT NO. 20070813-0096815, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING RESTRICTIONS AND EASEMENTS AS SHOWN OF RECORD INCLUDING THOSE IN PLAT BOOK 7900, PAGE 408 AND PLAT CORRECTION OF RECORD IN BOOK 10453, PAGE 839; COVENANTS, CONDITIONS AND RESTRICTIONS OF RECORD IN BOOK 9055, PAGE 943, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

unimproved ( )

This is improved (X) property, known as 3417 Bruner Court, Nashville, Tennessee 37211
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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:T20090072061 DEEDWARR
Recvd: 10/22/09 15:44 2 pgs
Fees:13.00 Taxes:421.80
20091022-0097886

Witness my/our hand(s) this 19th day of October, 2009.

Salahadeen R. Osman

Madina Yahya

Madina Yahya

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Salahadeen R. Osman and Madina Yahya, the within named bargainor, 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, this the 19th day of October, 2009.

Notary Public

My Commission Expires: 9/3/12

(SEAL)

ADAM LAFEVOR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

RETURN TO:
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903