State of Tennessee
County of DAVIDSON

This actual consideration or value – whichever is greater- is **$199,990.00**

Affiant

Subscribed and sworn before me this **20th** day of **November, 2009**.

Notary Public

My Commission Expires: 3-20-10

BILL GARRETT, Davidson County
Trans:T20090080858 DEEDWARR
Recvd: 12/01/09 08:29 2 pgs
Fees:13.00 Taxes:739.63
20091201-0109591

AMANDA HANELINE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

WARRANTY DEED

This Instrument was prepared by:
Service Escrow & Title, Inc.
6001 Jackson Square Blvd. #700
Lavergne, Tennessee 37086

Address of New Owner(s)	Improved Property known as:	Send tax bills to:
Zozan N. Khalifa **7075 Stecoah Street** **Brentwood, TN 37027**	**7075 Stecoah Street** **Brentwood, TN 37027** **Map 181-3-A, Parcel 294**	**CWB Mortgage Ventures** **2021 N. Gallatin Rd. Ste 280** **Madison, Tennessee 37115**

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,

LAKE FOREST HOMES, INC.

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

ZOZAN N. KHALIFA AND BAHZAD ABDULLAH, WIFE AND HUSBAND

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:

Being Lot Number 103, Revision One, Section Two of Phase One Addition to Indian Creek as shown by plat of record in Instrument Number 20070720-0086794, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Lake Forest Homes, Inc. by Deed from SAF Properties, a Tennessee Partnership, dated 08/6/2009 of record in Instrument No. 20090810-0075100, Register's Office for Davidson County, Tennessee.

Subject to 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 Instrument No. 20070720-0086794 and Subject to Covenants, Conditions, and Restrictions contained in Book 10752, page 553, as amended in Instrument No. 20000727-0074152, and made applicable in Instrument No. 20070606-0067790, Register's Office for said County.

Subject to Storm Water Detention Agreement in Instrument Nos. 20041025-0128024 and 20060526-0062237, Register's Office for said County.

Subject to Charter of Indian Creek Homeowner's Association, Inc. of record in Book 11031, page 79, Register's Office for Davidson County, Tennessee.

Subject to any and all easements and/or restrictions 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 of all 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 **20th day of November, 2009.**

Lake Forest Homes, Inc.

STATE OF Tennessee

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public, in and for said County and State, Tomer Minuskin, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and has acknowledged that he/she executed the within instrument on behalf of **Lake Forest Homes, Inc.** for the purposes therein contained, and who further acknowledged him/her self to be the Vice President and being authorized by the board of directors to execute this document on behalf of **Lake Forest Homes, Inc.**

Witness my hand and official seal this **20th** day of **November, 2009.**

My Commission Expires:

3-20-10

Notary Public

JENNIFER R. PIERCE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY