SPECIAL WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20100076725 DEEDWARRSP
Recvd: 12/06/10 12:46 2 pgs
Fees:13.00 Taxes:101.75
20101206-0096992

STATE OF Tennessee
COUNTY OF Davidson
The actual consideration or value, whichever is greater, for this transfer is $27,500.00

Jenny York
Affiant

Subscribed and sworn to before me, this the 29th day of Nov., 2010

Notary Public

My Commission Expires: 3/3/14
(Affix Seal)

MARK A. ELLMORE JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY:
William Timothy Hill, 201 Fourth Ave. North Ste.1800, Nashville, TN 37219

ADDRESS NEW OWNER(S) AS FOLLOWS:	Send Tax Bills To:	Map-Parcel Numbers
Omar Ahmed (Name)	same (Name)	147 03 0B 052.00CO
370 Wallace Rd., Unit E-20 (Address)	(Address)	
Nashville, TN 37211 (City) (State) (Zip)	(City) (State) (Zip)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

First Citizens National Bank

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Omar Ahmed

HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OF PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A Certain condominium unit located in Davidson County, Tennessee, being Unit No. E-20, of Southern Hills Condominium, created under Title 66, Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 6594, Page 502, Register's Office of Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Southern Hills Condominium as set forth in Exhibit A-2 of said Master Deed for a more complete and accurate legal description of such Unit.

Being the same property conveyed to First Citizens National Bank by Trustee's Deed recorded in Instrument No. 20100302-0015964, Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all restrictions, easements and building setback lines of record.

This is
unimproved [ ]
improved [X]

property, known as 370 Wallace Rd., Unit E-20 Nashville, TN 3721
(House Number) (Street) (P.O. Address) (City/Town)

To have and to hold the above described property together with all and singular the rights of appurtenance therot in any form belonging unto the said Grantee, their successors and assigns forever, and except as to the reservations from and exceptions set forth in this instrument, Grantor does hereby bind itself and Grantor's successsors and/or assigns, to warrant and forever defend all and singular the said property unto the said Grantee, their successors and assigns, against every person whomsover lawfully claiming or to claim the same or any part thereof, by, through or under the Grantor, but not otherwise.

Without limiting the foregoing warranty of title, Grantor makes no warranties or representations, oral or written, express or implied, concerning the condition or value of the property, or the improvements located thereon (if any), including, but limited to, any warrant of habitability, marchantability or fitness for any purpose. Grantee has carefully inspected the property, and by acceptance of this deed, accepts the property, "as is" and "where is" in its present conditions. 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.

Witness my hand this 29th day of November, 2010

First Citizens National Bank

By: _____

STATE OF Tennessee
COUNTY OF Dyer

Before me, the undersigned, a Notary Public of said County and State, personally appeared Ralph Henson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be Executive Vice President of First Citizens National Bank the within named bargainer, a corporation, and that he/she as such Ex. Vice President executed the forgoing instrument for the purposes therein contained, by signing the name of the corporation by himself/herself as Executive Vice President.

Witness my hand and official seal this 29th day of November, 2010.

Commission Expires:

Crista D Swanner
Notary Public

My Commission Expires: 04/21/2014

Crista D. Swanner
State Of Tennessee Notary Public
County of Dyer