This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $167,000.00.

Rachel Bellamy
Affiant

Subscribed and sworn before me this the 10 th day of January, 2014.

Lindsey Boswell
Notary Public
My commission expires: 8/23/14

LINDSEY G. BOSWELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Huizhen Liu 5504 Fairhaven Drive Nashville, TN 37211	Regions Bank d/b/a Regions Mtg. 2050 Parkway Office Circle Birmingham, AL 35244	161-10B-110 CO

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, PARVIS BAGHAII, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to HUIZHEN LIU AND DE TANG SHI, WIFE AND HUSBAND, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 410 on the Second Revision of Villages of Brentwood, Phase Six, a Planned Unit Development, as of record in Book 6900, page 316, in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Parviz Baghaii by Quitclaim Deed from Roushanak Pazouki, dated August 26, 2009, of record in Instrument No. 20090827-0080770, Register's Office for Davidson County, Tennessee.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 5504 Fairhaven Drive, Nashville, TN 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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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:T20140003265 DEEDWARR
Recvd: 01/15/14 10:48 2 pgs
Fees:13.00 Taxes:617.90
20140115-0004068

P.B.

Witness my hand this the 9th day of January, 2014.

Parvis Baghali

Parvis Baghali

STATE OF Ohio

COUNTY OF Medina

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Parvis Baghali, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 9th day of January, 2014.

My commission expires: May 28, 2018

Notary Public

NOTARY PUBLIC STATE OF OHIO

ROSEANNE POLASKY
Notary Public, State of Ohio
My Commission Expires
May 28, 2018