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This Instrument Prepared By:
Broker's Escrow Services, Inc.
211 Donelson Pike, Suite 2, P. O. Box 140255
Nashville, Tennessee 37214

ADDRESS NEW OWNER:
Salman A. Shirazi
5405 Ashlawn Drive
Nashville, Tennessee 37211

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
Suntrust Mortgage
P.O. Box 79001 Dept 1
Baltimore, Maryland 21279

MAP 162
GROUP 10
PARCEL 224

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Mid Ohio Securities Corp. Custodian FBO Jozella M. Temple, IRA** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does transfer and convey unto **Salman A. Shirazi, and wife, Ambreen S. Shirazi**, hereinafter called the GRANTEES, their heirs and assigns, that certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, Being Lot No. 98 on the plan of Hickory View, section 4, as of record in Plat Book 6900, Page 373, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Mid Ohio Securities Corp. Custodian FBO Jozella M. Temple, IRA by deed from Secretary of Housing and Urban Development dated June 26, 2000, of record in Instrument # 200006260063313, Register's Office for Davidson County, Tennessee.

Davidson County DEEDWARR
Recvd: 11/15/00 08:00 2pgs
Fees:11.00 Taxes:362.60
20001115-0113090

This is improved property known as 5405 Ashlawn Drive, Nashville, Tennessee 37211.

Taxes for the current year have been settled between the parties. This conveyance is also made subject to the following matters:

1. 2000 County Taxes in the amount of $955.06 are due and payable. Subsequent years are a lien, but are not yet due and payable.
2. Taxes resulting from supplemental, revised or corrected assessments under T.C.A., section 67-5-603, et seq.
3. Subject to all covenants, subdivision restrictions, easement and other matters of record in Plat Book 6900, Page 373, Register's Office for Davidson County, Tennessee.
4. Plan of record shows a 5' x 25' anchor easement located on the northwesterly corner of lot and a 25' x 2.5' anchor easement at the southwest corner.
5. Subject to 5' public utility and drainage easement along the northerly margin of lot.

6. Minimum Building Setback Line to be determined by Metro Zoning Regulations.
7. Plan of Record in Book 6900, Page 373, Register's Office for Davidson County, Tennessee, shows a 10 ft. public utility and drainage easement along the rear and northerly side of said lot.
8. Subject to restrictions of record in Book 7322, Page 278, Register's Office for Davidson County, Tennessee.
9. Subject to Homeowner Association dues and/or fees of record in Register's Office for Davidson County, Tennessee.

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 GRANTOR does covenant with the said GRANTEES that she has lawfully seized and possessed of said land in fee simple, has a good right to convey it, and warrants that the same is unencumbered unless otherwise herein set out and GRANTOR does further covenant and bind herself her 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.

WITNESS our hands this the 31st day of October, 2000.

Mid Ohio Securities Corp. Custodian FBO Jozella M. Temple, IRA

LEONARD J. GIBEL
VICE PRESIDENT

CORPORATE ACKNOWLEDGEMENT

STATE OF ~~TENNESSEE~~ Ohio)
COUNTY OF ~~DAVIDSON~~ Lorain)

Personally appeared before me, Leonard J. Gibel, with whom I am personally acquainted, and who acknowledged that he/she executed the within Instrument for the purposes therein contained, and who further acknowledged that he/she is the Vice - President (Official Capacity) of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this Instrument on behalf of the maker.

WITNESS my hand, at office, this 31st day of October, 2000.

NOTARY PUBLIC Michelle Salisbury

My commission expires: 9.5.05

MICHELLE SALISBURY
Notary Public, State of Ohio
My Commission Expires Sept. 5, 2005

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $98,000.00

AFFIANT

Subscribed and sworn to before me this 31st day of October, 2000.

TINA HELSLEY
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TENN.
My Commission Expires June 28, 2004

Notary Public