Prepared by:
Realty Title & Escrow Company, Inc.
P. O. Box 1369
Brentwood, TN 37024-1369

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $378,265.00

Affiant

Subscribed and sworn to before me this 15th day of June, 2001.

Notary Public
My commission expires: 05/30/04

CATHERINE R. VASS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. MY COMMISSION EXPIRES MAY 30TH 2004

Address of New Owner:	Send Tax Bills to:	Tax-Information
Amir Roshanfar	CTX Mortgage Company	160-16-0-B
105 Rausch Drive	P. O. Box 199000	060.00CO
Brentwood TN 37027	Dallas, TX 75219	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Wilson Concord, L.P., a Tennessee limited partnership, hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to ABDOLAMIR ROSHANFAR AND WIFE, FRUZ L. ROSHANFAR hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to-wit:

Land in Davidson County, Tennessee, being Lot No. 63 on the Plan of Revision One, Section One, Brentwood Chase, of record in Book 9700, Page 936 through 941, Registers Office for said County, to which plan reference is hereby made for a more complete legal description.

Being part of the same property conveyed to Wilson Concord, L.P., a Tennessee limited partnership, by deed from Vastland Development, LLC, a Tennessee limited liability company, dated June 15, 1998, recorded in Book 10978, Page 644, said Register's Office.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 105 Rausch Drive, Brentwood, TN 37027

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 assigns, forever. Grantor covenants with Grantees that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor does further covenant and bind itself, its heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, 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.

WITNESS my hand this 15th day of June, 2001.

Wilson Concord, L.P., a Tennessee limited partnership

By: _____
Michael Snyder – Vice President

TOLLEY TN GAS CONSUMER SERVICES INC

Davidson County DEEDWARR
Recvd: 06/26/01 08:49 2pgs
Fees:11.00 Taxes:1399.58
20010626-0067278

STATE OF PENNSYLVANIA
COUNTY OF MONTGOMERY

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Michael Snyder , with whom I am personally acquainted, and who, upon oath, acknowledged himself to be Vice President of Wilson Concord, L.P., a Tennessee Limited Partnership, the within named bargainor, and that as such Vice President , being authorized so to do, executed the foregoing Instrument for the purpose therein contained, by executing the same on behalf of the general partner as said Limited Partnership by himself as Vice President of said corporation.

Witness my hand and seal at PENNSYLVANIA, this 15TH day of JUNE, 2001.

Doris M Smith
Notary Public

My Commission expires 11-19-01

NOTARIAL SEAL
DORIS M. SMITH, Notary Public
Lower Moreland Twp., Montgomery Co.
My Commission Expires Nov. 19, 2001