BOX 58-F

Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
Terry E. Stone et ux 5100 Nolensville Road Nashville, TN 37211	Same as New Owner	Map 161-04 Parcel 100
This instrument prepared by: Hix & Gray, PLC 315 Deaderick Street, Suite 1620 AmSouth Center, Nashville, TN 37238		

Davidson County DEEDWARR
Recvd: 12/06/01 16:18 3pgs
Fees:18.00 Taxes:592.00
20011206-0134703

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED SIXTY THOUSAND and NO/100 ($160,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantee, the receipt of which is hereby acknowledged; the undersigned, **MOHAMMAD T. NAZEMI and wife, SHOHREH HASSANZADEH,** hereinafter called the Grantors, have bargained and sold and by these presents do hereby transfer and convey unto **TERRY E. STONE,** hereinafter called the Grantee, his heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, described as follows: Beginning at the northeasterly corner of Strasser Property at the southerly margin of Tusculum Road. Said point also being the point of intersection of said margin of Tusculum Road with the southwesterly line of the parcel designated reserved for commercial on the Plan of Goodrich Heights of record in Book 2663, page 60, said Register's Office.

Thence South 16 degrees 57 minutes 51 seconds East 49.49 feet to a concrete monument;

Thence South 67 degrees 41 minutes 17 seconds West 258.83 feet to an iron pin;

Thence North 07 degrees 59 minutes 00 seconds West 123.93 feet to an iron pin;

Thence with a curve to the right, having a central angle of 78 degrees 41 minutes 03 seconds and a radius of 25.00 feet, 34.33 feet to an iron pin;

Thence with a curve to the right, having a central angle of 31 degrees 31 minutes 31 seconds and a radius of 260.35 feet, 143.25 feet to an iron pin;

Thence with a curve to the left, having a central angle of 07 degrees 04 minutes 41 seconds and a radius of 692.77 feet, 85.58 feet to the point of beginning containing 26,782.3087 square feet or 0.6148 acres.

According to a survey done by Volunteer Surveying dated January 23, 1997, License Number 1684.

Being the same property conveyed by Warranty Deed from Joseph Henry Strasser, III and Nancy Perdita Forshee, to Mohammad T. Nazemi and wife, Shohreh Hassanzadeh, of record in Book 10337, page 79, Register's Office for Davidson County, Tennessee.

This is improved property known as 5100 Nolensville Road, Nashville, Tennessee 37211.

This conveyance is made subject to terms and conditions of Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage, of record in Book 6396, page 320; to terms and conditions of easement of record in Book 4162, page 954; and to terms and conditions of easement for the Tennessee Department of Transportation in Book 11392, page 16, all of the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee, his heirs and assigns, forever.

The undersigned covenant with the said Grantee that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that it is unencumbered except for lien of the 2001 property taxes, which taxes are being prorated between the parties hereto, and which taxes will be paid at closing.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee, his heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS OUR HANDS, this the 3rd day of December, 2001.

M. T. Nazemi

MOHAMMAD T. NAZEMI

Shohreh Hassanzadeh

SHOHREH HASSANZADEH

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public, Mohammad T. Nazemi and Shohreh Hassanzadeh, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this 3rd day of December, 2001.

Jane Grazer

Notary Public

JANE GRAZER NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TENNESSEE

My Commission Expires: 9/22/2002

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $160,000.00.

AFFIANT

Subscribed and sworn to before me, this 3rd day of December, 2001.

NOTARY PUBLIC

My Commission Expires: 9/22/2002

JANE GRAZER
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TENNESSEE