ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS.
Sushil Nayyar	GreenPoint Mortgage Funding, Inc.	
Tultul Nayyar	Attn: Tax Dept.	MAP and PARCEL
2304 Cooper Terrace	5032 Parkway Plaza Blvd., Ste 100	73-9 256
Nashville, TN 37216	Charlotte, NC 28217	

This instrument prepared by: Cindy S. Smith, P.C., Attorney at Law
P.O. Box 292004, Nashville, TN 37229 (Davidson County - Box 27B)

Davidson County DEEDWARR
Recvd: 06/21/02 14:17 2pgs
Fees:13.00 Taxes:330.04

20020621-0075178

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **Alireza Kheshti and Soheila N. Kheshti,** AKA Soheila N. Gilani **husband and wife** (the "Grantors"), have bargained and sold, and by these presents do transfer and convey unto **Sushil Nayyar and Tultul Nayyar, husband and wife** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, being more particularly described as follows, to wit:

A.K.
S.N.K.

Land in Davidson County, Tennessee, being Lot No. 30 Cooper Lane Estates, of record in Plat Book 5200, Page 567, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Alireza Kheshti and wife, Soheila N. Gilani, by Warranty Deed dated May 29, 1998, from Elwyn O. Pierce, Jr., of record in Book 10958, Page 852, Register's Office for Davidson County, Tennessee.

This is property with a common address of 2304 Cooper Terrace, Nashville, TN 37216.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: (1) Property taxes for the current year and all subsequent years, taxes for the current year being prorated and payment of same being assumed by the Grantees; (2) All matters appearing on the Plan of record in Book 5200, Page 567, Register's Office for Davidson County, Tennessee; (3) Easement for Sanitary Sewers and/or Storm Drainage of record in Book 4147, Page 784, said Register's Office; (4) Easement of record in Book 1020, Page 73, said Register's Office; (5) Easements granted to Metropolitan Nashville Water and Sewer Services of record in Book 7121, Page 240; Book 7121, Page 283; Book 6218, Page 112; and Book 6218, Page 119, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $89,200.00

X Sushil Nayyar
Affiant

Subscribed and sworn before me this 20th day of June, 2002.

Notary Public

My Commission Expires: 1-28-2006

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantors do covenant with the said 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 except as set forth herein.

And Grantors do further covenant and bind themselves, their heirs, representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this **20th** day of **June, 2002**.

Alireza Kheshti

Alireza Kheshti

Soheila N. Kheshti

Soheila N. Kheshti

AKA Soheila N. Gilani

AKA Soheila N. Gilani

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, **the undersigned authority**, a Notary Public in and for said County and State, the within named **Alireza Kheshti and Soheila N. Kheshti, husband and wife** , with whom I am personally acquainted, or who 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 official seal at office this **20th** day of **June, 2002**.

* AKA Soheila N. Gilani

Notary Public
My Commission Expires: 1-28-2006

File No. 0206-144