WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/02/02 14:36 2pgs
Fees:13.00 Taxes:476.19

20021202-0148106

This instrument prepared by
THE HOME CLOSING COMPANY, INC.
214 Centerview Drive Suite 225
Brentwood, TN 37027

OWNER:
Name **Yazdian Construction Inc.**
Address **2627 Grandview Avenue**
City/State/Zip **Nashville, TN 37211**

SEND TAX BILLS TO:
Name New Owner
Address
City/State/Zip

FOR AND IN CONSIDERATION of the sum of **$10.00. John W. Stayskal and Tracy L. Stayskal, Husband and Wife as Joint Tenants** have this day bargained and sold, and do hereby transfer and convey unto **Yazdian Construction Inc., a Tennessee Corporation, their** heirs and assigns, hereinafter referred to as "grantees", whether one or more, certain real estate located in **DAVIDSON** County, State of **TENNESSEE**, as follows:

Land in Davidson County, Tennessee, Being Lot No. 25 on the Plan of WHISPERING HILLS, SECTION IV, of record in Plat Book 2900, page 22, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description of said lot.

Being all of the same property conveyed to John W. Stayskal and wife, Tracy L. Stayskal, by deed from The Estate of Pearl Inez Ahlf, of record in Book 8927, page 331, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 2003 and subsequent years and all matters of record including restrictions, declarations, easements, dedications, agreements, memorandums, and assessments, as shown of record in the Register's Office for Davidson County, Tennessee.

Map-Parcel No.'s: Map 161, Group 03, Parcel 24

This is improved property known as: 5057 Cherywood Drive, Nashville, TN 37211.

TO HAVE AND TO HOLD said real estate, with appurtenances, estate, title and interest belonging to the said grantees, their heirs and assigns forever. **We** covenant that **we are** lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.
We further covenant and bind **our** heirs and representatives, to warrant and forever defend the title to said real estate to said grantees, their heirs and assigns, against the lawful claims of all persons.

Witness **my** hand this **26th** day of **November, 2002.**

John W. Stayskal

Tracy L. Stayskal

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY APPEARED before me **Christopher M. Corriveau**, a Notary Public in and for said County and State, **John W. Stayskal and Tracy L. Stayskal** with whom I am personally acquainted, and who acknowledged that **they** executed the within instrument for the purposes therein contained.

WITNESS MY HAND and official seal at office, this **26th** day of **November, 2002.**

Commission expires **June 18, 2005**

Notary Public

CHRISTOPHER M. CORRIVEAU
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF **DAVIDSON**

The actual consideration or value whichever is greater, for this transfer is **$128,700.00**

Affiant John W Stumpstad

Subscribed and sworn to before me, this the 26th day of November,2002.

My commission expires June 18, 2005

C M Corriveau
Notary Public - Register

CHRISTOPHER M. CORRIVEAU
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TENNESSEE