RETURN TO:
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

This Instrument Prepared By:
Lee & Lee Attorneys, PC
109 East Gay Street
Lebanon, Tennessee 37087

L&L# 6506A

ADDRESS NEW OWNER:
Mohammed Rafiq Mehrani
216 Deer Pointe
Nashville, Tennessee 37209

SEND TAX BILL TO:
~~**Mortgagee**~~
New Owner

MORTGAGEE:
American Finance House Lariba
750 E. Green Street, Suite 210
Pasadena, CA 91101

MAP **114.04**
GROUP **A**
PARCEL **66-co**

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, **National Bank of Commerce**, hereinafter called the GRANTOR, has bargained and sold, and by these presents, does hereby transfer and convey unto **Mohammed Rafiq Mehrani and wife, Madiha Tahseen Mehrani**, hereinafter called the GRANTEES, their representatives 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. 66 on the Final Plat, Section 1, Woodland Forest, a Planned Unit Development of record in Plat Book 6900, page 534-536, Register's Office for Davidson County, Tennessee.
>
> Being the same property conveyed to National Bank of Commerce by deed from Robert E. Lee, acting as Substitute Trustee dated January 17, 2003, of record in 20030422-0052502, Register's Office for Davidson County, Tennessee.

This is improved property known as 216 Deer Pointe, Nashville, Tennessee 37209. Possession is to be given on December 4, 2003.

THIS CONVEYANCE is made subject to all taxes, restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

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 it is 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 itself, its 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.

Davidson County DEEDWARR
Recvd: 12/11/03 14:44 2pgs
Fees:13.00 Taxes:662.30
20031211-0178028

WITNESS our hands this the 4th day of December, 2003.

National Bank of Commerce

By: Michael R. Wiggington, Vice-President

STATE OF TENNESSEE)
COUNTY OF WILSON)

Before me, the undersigned authority of the State and County aforesaid, personally appeared **Michael R. Wiggington** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who, upon oath, acknowledged himself to be **Vice-President of National Bank of Commerce,** the within named bargainor, a corporation, and that he as such authorized officer, with the authority so to do, executed the within instrument for the purposes therein contained by signing the name of the corporation as such authorized officer.

WITNESS my hand and official seal at office this 4th day of December, 2003.

J. C. ROSS NOTARY PUBLIC AT LARGE WILSON CO. TENN.

NOTARY PUBLIC

My Commission Expires: 6-26-04

* * * * * *

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual value or consideration, whichever is greater, for this transfer is **$179,000.00.**

AFFIANT

Subscribed and sworn to before me on this 4th day of December, 2003.

NOTARY PUBLIC

My Commission Expires:

RACHEL WILSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 31, 2007