This Instrument Prepared By:
Title Enterprises, LLC
320 Seven Springs Way
Suite 150, Seven Springs I
Brentwood, Tennessee 37027
6050159

Elite Title Company
109 West Park Drive
Suite 350
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 06/02/05 15:21 2 pgs
Fees:13.00 Taxes:399.60

20050602-0062715

Send Tax Bills To:

344 Spring Horse Circle
Franklin, TN 37067

New Owner is:
Gregory S. McNey & Clint E. Windler
4996 & 4998 Karen Ray Drive
Antioch, TN 37013

MAP: 162-03
PARCEL: 406.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Hamid R. Mehdiyar and wife, Helen Tahriri**, hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **Gregory S. McNey, unmarried and Clint E. Windler, unmarried** hereinafter referred to as Grantee, its heirs and assigns, certain tracts or parcels of land in **Davidson** County, State of Tennessee, more particularly described as follows, to-wit:.

A certain tract or parcel of located in Davidson County, Tennessee, described as follows to-wit:

Land in Davidson County, Tennessee, being Lot No. 302 on the Plan of Haywood Hills, Section 5, which is of record in Book 4675, Page 144, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Hamid R. Mehdiyar and wife, Helen Tahriri by Deed from Edward J. Radek and wife, Doris E. Radek dated 05/30/97, recorded 06/05/97, in Book 10481, page 882, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to any and all zoning regulations, building restrictions, setback lines, if any, easements and rights for public utilities applicable to this property. Taxes for the current year have been prorated and are assumed by the Grantee(s) herein.

HT HM
Sellers Ints.

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said tracts and parcels of land in fee simple, and have a good right to convey same and that same is unencumbered, except for the taxes for the current year and which have been prorated and assumed by the Grantee.

The Grantor does further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to the said tracts or parcels of land to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 27 day of May, 2005.

GRANTOR:

Hamid R. Mehdiyar

Helen Tahriri

ACKNOWLEDGEMENT

STATE OF TENNESSEE)
COUNTY OF W. Williamson)

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared **Hamid R. Mehdiyar and Helen Tahriri**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal on this the 27th day of May, 2005.

Notary Public

MELISSA L. SANDERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires:

STATE OF TENNESSEE MY COMMISSION EXPIRES JULY 19, 2008
COUNTY OF T Williamson)

The actual consideration or value, whichever is greater, for this transfer is $108,000.00.

Affiant

SWORN TO and subscribed before me this 27th day of May, 2005

NOTARY PUBLIC
My commission expires:

MELISSA L. SANDERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

MY COMMISSION EXPIRES JULY 19, 2008