RECORD AND RETURN TO:
Heritage Title Services, LLC
One Lakeview Plaza
25 Century Blvd., Suite 505
Nashville, TN 37214

WARRANTY DEED

LEEZA OSBORNE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires November 22, 2008

Davidson County DEEDWARR
Recvd: 11/15/05 10:16 2 pgs
Fees:13.00 Taxes:684.50

20051115-0137843

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $185,000.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS October 4, 2005.

NOTARY PUBLIC

My commission expires: 11-22-08

THIS INSTRUMENT PREPARED BY:
Heritage Title Services, LLC, One Lakeview Plaza, 25 Century Blvd., Suite 505, Nashville, TN 37214

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert Williams Jr. 240 Burgandy Hill Road Nashville, TN 37211	US Equity Mortgage, LLC 9400 Williamsburg Plaza, Ste. 210 Louisville, KY 40222	**172-112-0-A-143.00**

FOR AND IN CONSIDERATION of the sum of **One Hundred Eighty Five Thousand Dollars and Zero Cents ($185,000.00)**, and other good and valuable consideration, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged; the undersigned, **Masoud Meshkat and LaLa Ahmadi, husband and wife** hereinafter called the Grantors, have bargained and sold and by these presents do hereby transfer and convey unto **Robert Williams Jr.** hereinafter called the Grantees, their heirs and assigns forever, that certain parcel of real estate situated in **Davidson County, TN**, and being further described as follows, to-wit:

Being all of Lot 85, Bradford Hills, Section Nine, according to the plat thereof, recorded in Plat Book 7900, Page 6, as amended in Book 7900, Page 414 of the Register's Office of Davidson County, Tennessee to which plat reference is hereby made for a more complete details of location and description of said lot.

Subject to restrictive covenants of record in Book 8069, page 170; Book 8074, page 269; Book 8267, page 618, Book 8374, page 591 and in Book 8681, page 252; By-Laws of record in Book 8071, page 531; Charter of Record in Book 8071, page 520; Open Space in

Book 8154, page 304; Deeds of Conveyance to Metro Gov't in Book 8377, page 769 and Book 8377, page 808 and any and all matters show on the Plan of record in Book 7900, page 6, as amended in Book 7900, page 414, Register's Office Davidson County, Tennessee.

Being the same property conveyed to Masoud Meshkat and LaLa Ahmadi, husband and wife, by Deed from Douglas Boyd McLean and Susan Reed McLean, husband and wife, dated 2-26-01, of record in inst. no. 20010312-0023201, in the Register's Office for Davidson County, Tennessee.

The undersigned covenant with the said Grantees 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 by lien of the 2005 property taxes which taxes are being 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 Grantees, their heirs and assigns, against the lawful claims of all person, whomsoever.

WITNESS OUR HANDS, this October 4, 2005.

Masoud Meshkat

Masoud Meshkat

Lala Ahmadi

LaLa Ahmadi

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, a Notary Public, **Masoud Meshkat and LaLa Ahmadi**, being by me and duly sworn (or affirmed), 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 October 4, 2005.

Notary Public

My commission expires: 1/28/06

NOTARY PUBLIC AT LARGE