This Instrument Prepared By:
Keene W. Bartley
SCHULMAN, LeROY & BENNETT, P.C.
P. O. Box 190676
Nashville, TN 37219-0676

Maximum Principal Indebtedness for Tennessee Recording Tax Purposes is $21,200.00."

Davidson County DEEDQC
Recvd: 03/02/06 10:01 2 pgs
Fees:13.00 Taxes:78.44
20060302-0024112

QUITCLAIM DEED

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP-PARCEL NOS.
Manoochehr Bahiraei, and	Same	Portions of
Anooshirvan Bahiraei		119-9 185, 291, 303
P.O. Box 158103		
Nashville, TN 37215		

This instrument made and entered into on this the 27th day of February, 2006, by and between BW Leasing Company, LLC, "Grantor", and Manoochehr Bahiraei, and Anooshirvan Bahiraei, "Grantees".

WITNESSETH:

For and in consideration of the sum of Ten ($10.00) dollars, and other good and valuable consideration, the receipt and legal sufficiency of which is hereby acknowledged, Grantor does hereby convey, transfer, remise, release, relinquish and quitclaim unto Grantees, their heirs and assigns, all of the right, title, and interest of Grantor in the following described real estate:

Two Tracts of land located in the 16th District of Davidson County, Tennessee being more particularly described as follows:

Tract I:

Being a portion of Lot No. 2 on the Plan of Whitsett Park, Section 2, of record in Plat Book 4595, Page 11 in the Register's Office for Davidson County, Tennessee and described as follows:

Beginning at a point located on the southerly margin of Whitsett Road, being the northeast front corner of Lot No. 2, as described on said plat; thence leaving the margin of Whitsett Road in a southerly direction running South 6° 18' 00"West 210.12 feet to a point, said point being the point of beginning of the herein described tract; thence continuing through said point, running South 6° 18' 00" West 30.0 feet to a point, thence leaving said line running North 83° 15' 53" West, a distance of 159.78 feet to a point; thence running North 6° 41' 52" East, distance of 30.0 feet to a point; thence running South 83° 15' 53" East, a distance of 159.78 feet to a point, being the point of beginning.

Tract II:

Being a portion of Lot 1 on the Plan of Whitsett park, of record in Plat book 4350, Page 21 and a portion of Lot No. 2 on the Plan of Whitsett Park, Section 2, of record in Plat Book 4595, Page 11 in the Register's Office for Davidson County, Tennessee and described as follows:

Beginning at a point on the margin of Foster Court, being a common corner with Lots 1 on the Plan of Whitsett Park, and Lot 3 of the Patterson Subdivision, of Record in Book 161, Page 85 in said Register's Office; thence running North 15° 12' 51" East, the distance 5.72 feet to said point; thence leaving the margin of Foster Court running South 82° 45' 56" East, a distance of 196.60 feet to a point, said point being on the boundary with Lot 2 of Whitsett Park , Section 2; thence running along

the common boundary with said Lot 2, South 6° 18' 00" West, a distance of 4.01 feet to a point; thence running North 83° 15' 00" West a distance of 197.47 feet to a point on the eastern margin of Foster, said point being the point of beginning.

Being a portion of the same property conveyed to BW Leasing, LLC by Deed from EZ Scaffold Corp., of record in Instrument 20040419-0043932, and by Special Warranty Deed from AmSouth Bank of record in instrument 20040419-0043933in the Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

In testimony whereof, the Grantor have hereunto set its signature the day and date first above written.

B.W. LEASING, LLC

By: _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County, aforesaid, personally appeared **Bill Williams**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, acknowledged himself to a qualified officer of **B. W. Leasing, LLC**, the within named bargainor, a limited liability company, and that he as such officer, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the company by himself.

WITNESS my hand and seal at office in Nashville, Davidson County, Tennessee, this the 27 day of February, 2006.

JUDY D. LAMPLEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

_____
Notary Public

My Commission Expires: 10-18-2006

I HEREBY SWEAR OR AFFIRM THAT TO THE BEST OF AFFIANT'S KNOWLEDGE, INFORMATION AND BELIEF, THE ACTUAL CONSIDERATION FOR THE TRANSFER IS $21,200.00.

JUDY D. LAMPLEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

_____
AFFIANT

Subscribed and sworn before me this 27th day of February, 2006

_____
Notary Public

10-18-2006
my commission expires