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JIR

OLLIE MAI PARSLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 22, 2010

STATE OF TENNESSEE
COUNTY OF Davidson

15664

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 325,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF January, 2007.

Notary Public Ollie Mai Parsley

MY COMMISSION EXPIRES: 11/22/2010

THIS INSTRUMENT WAS PREPARED BY

J. Blake Freeman, Attorney at Law, 323 Emery Drive, Nashville, TN 37214-3113

NAME ADDRESS		
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
TriLen, LLC, a Florida	(Same)	134-15-0-26.00
(NAME) 6681 South Cottonwood	(NAME)	
(STREET ADDRESS OR ROUTE NUMBER) Murray UT 84107	(STREET ADDRES)	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Mohammad R. Shams, an unmarried man

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO TriLen, LLC, a Florida Limited Liability Company

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

See exhibit A attached hereto and made a part hereof.

Davidson County DEEDWARR
Recvd: 01/10/07 15:50 3 pgs
Fees:18.00 Taxes:1202.50
20070110-0004346

This is unimproved property known as Antioch Pike & Ezell Road, Nashville, TN 37211

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 we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our 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. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness his hand this 5th day of January, 2007.

Mohammad R. Shams

File No.: 15664

ATTACHMENT

LAND in the 5th Civil District of Davidson County, Tennessee, formerly Lot No. 3, 4, 5, 6, & 7 on the unrecorded plat of the northwesterly part of the L. C. Hartley Property, combined into one tract and parcel and described by a survey by Raymond E. Binkley, surveyor, dated June, 1976, as follows:

Beginning at an iron pin in the westerly margin of Antioch Pike, said point being the common front corner of Lot No. 1043 of Cherokee Hills Subdivision, Section 10 (Plat Book 4660, page 27), thence S 45 deg. 49 min. 50 sec. W a distance of 47.07 feet to a concrete monument; thence S 40 deg. 40 min. 49 sec. W a distance of 60 feet to a concrete monument; thence S 32 deg. 53 min. 48 sec. W a distance of 78.00 feet to an iron pin, said point also being the westerly rear corner of said Lot No. 1043; thence N 86 deg. 18 min. 52 sec. W a distance of 150.98 feet to an iron pin in the easterly margin of Ezell Road; thence N 3 deg. 33 min. 13 sec. E along the easterly margin of said Ezell Road a distance of 450.20 feet to an iron pin at the intersection of Ezell Road and Antioch Pike; thence S 37 deg. 03 min. E along the southwesterly margin of Antioch Pike a distance of 395.00 feet to an iron pin, same being the point of beginning and containing 1.57 acres, more or less.

EXCEPTING therefrom the land in Davidson County, Tennessee, described as follows: Right-of-Way: Beginning at a point being the southeastern property corner and on the existing right of way line of Antioch Pike; thence along said right of way line a curve to the right of radius 1939.86 feet for 84.61 feet with a chord bearing N 34 deg. 18 min. 42 sec. W for 84.61 feet to a point; thence continuing along said right of way line N 33 deg. 03 min. 52 sec. W for 298.79 feet to the southwest corner of the intersection of Antioch Pike and Ezell Road; thence along the existing right of way line of Ezell Road, S 08 deg. 07 min. 27 sec. W for 107.67 feet to a point; thence along a curve to the right of radius 34.50 feet for 33.54 feet with a chord bearing N 35 deg. 58 min. 15 sec. E for 32.23 feet to a point; thence along a curve to the right of radius 29.50 feet for 42.80 feet with a chord bearing S 74 deg. 37 min. 25 sec. E for 39.14 feet to a point; thence S 33 deg. 03 min. 52 sec. E for 125.0 feet to a point; thence along a curve to the left of radius 2024.23 feet for 161.05 feet with a chord bearing S 35 deg. 20 min. 37 sec. E for 161.01 feet to a point on the common property line of Parcels 134-15-26 and 148-3-135; thence along said property line N 49 deg. 49 min. 27 sec. E for 10.36 feet to the point of beginning and containing therein an area of 6704 square feet, more or less. BEING the same property conveyed to Metropolitan Government of Nashville & Davidson County, Tennessee, by deed filed of record in Book 8248, page 352, said Register's Office.

BEING the same property conveyed to Mohammad R. Shams, a single man, by deed from James D. Little, Jr. and wife, Cecilia Kay Little, dated June 30, 2003, and filed at Instrument No. 20030708-0093341, said Register's Office.

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STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Ollie Mai Parsley, a Notary Public in and for said County and State, the within named Mohammad R. Shams, an unmarried man the bargainor____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 5th day of January, 2007.

My commission expires 11/22/2010

Notary Public Ollie Mai Parsley

OLLIE MAI PARSLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 22, 2010