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Realty Title
48-A

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $217,000.00

Affiant

Subscribed and sworn to before me, this 20th day of August, 2007.

Notary Public
My commission expires: 2/22/09

03-0708-34920

Address of New Owner:	Send Tax Bills to:	Tax Information
Fereidoun Davachi 930 Downey Drive Nashville, TN 37205	New Owner	115-06-0 078.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Carl Clifford Shirley, Jr., Laurie Lynn Cantrell and Bradley Howard Shirley devisee's under the Last Will and Testament of Marilyn Virginia Shirley, deceased, and Carl Clifford Shirley, Jr., a/k/a C. Clifford Shirley, Executor for the Estate of Marilyn Virginia Shirley, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Fereidoun Davachi and wife, Ashraf Jallilnezhad, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee, being Lot No. 10, on the Plan of West Meade Hills Subdivision, Section 1, of record in Book 2900, Page 62, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Carl Shirley and wife, Marilyn Shirley by deed from David Charles Erickson, dated 07/02/68, recorded 08/01/68, of record in Book 4256, Page 195, Register's Office for Davidson County, Tennessee. Carl Shirley and Marilyn Shirley having since died; Carl Shirley having predeceased Marilyn Shirley. By Last Will and Testament of Marilyn Virginia Shirley of record in Will Book 5950, Page 2027139, Office of the Davidson County Probate Court Clerk, subject property was devised to Carl Clifford Shirley, Jr., Laurie Lynn Cantrell and Bradley Howard Shirley. Marilyn Shirley and Marilyn Virginia Shirley having been one and the same person.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 921 Davidson Drive, Nashville, TN 37205

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

Davidson County DEEDWARR
Recvd: 08/24/07 13:40 2 pgs
Fees:13.00 Taxes:802.90

20070824-0101712

WITNESS my hand this 20th day of August, 2007.

Carl Clifford Shirley, Jr. a/k/a C. Clifford Shirley, devisee under The Last Will and Testament of Marilyn Virginia Shirley, Deceased, and Executor for the Estate of Marilyn Virginia Shirley, deceased

Laurie Lynn Cantrell, devisee under The Last Will and Testament of Marilyn Virginia Shirley, Deceased

Bradley Howard Shirley, devisee under The Last Will and Testament of Marilyn Virginia Shirley, Deceased

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Carl Clifford Shirley, Jr., Laurie Lynn Cantrell and Bradley Howard Shirley devisee's under the Last Will and Testament of Marilyn Virginia Shirley, deceased, and Carl Clifford Shirley, Jr., a/k/a C. Clifford Shirley, Executor for the Estate of Marilyn Virginia Shirley, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained and in the capacity thereof.

Witness my hand in Nashville, TN, this 20th day of August, 2007.

Diane K. Mann
State of Tennessee at Large

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN

My Commission expires: 02/22/09