Record & Return to
Watauga Title Company
155 Franklin Road, Suite 120
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 10/17/07 15:06 2 pgs
Fees:13.00 Taxes:481.00
20071017-0123365

This Instrument Prepared By:
Elite Title Company, LLC
143 Barfield Crescent , Ste 200
Murfreesboro, TN 37129
EM070266.PFT

Send Tax Bills To:
New South Federal Savings Bank
210 Automation Way
Birmingham, AL 35210

New Owner is:
Narjes Nouhnejad
4954 Edmondson Pike
Nashville, TN 37211

MAP: 147-07-0A-
PARCEL: 009.00

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, **Robert R. Kurzen, Trustee of the Robert R. Kurzen and Rosemary Kurzen Revocable Trust dated June 23, 2004**, hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **Narjes Nouhnejad , 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:

Property: 4954 Edmondson Pike, Nashville, TN 37211

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

Being Lot 9 as shown on the plat of Phase II Woodlea Place Townhomes of record in Book 9700, Page 52, Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Robert R. Kurzen, Trustee of the Robert R. Kurzen and Rosemary Kurzen Revocable Trust dated 06/23/04 by Quitclaim Deed from Robert R. Kurzen and wife, Rosemary Kurzen dated 07/01/04, recorded 07/12/04, in Instrument Number 20040712-0082349, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to Restrictive Covenants of record in Book 1850, Page 566; Book 4750, Page 536; Book 5197, Page 544; Book 663, Page 970; Book 5197, Page 585, Easement of record in Book 3255, Page 532; Storm Water Detention Agreement of record in Book 10010, Page 45; and all matters of record in Plat Book 9700, Page 52, Registers 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.

Sellers Inits.

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 11th day of October, 2007.

GRANTOR:

Robert R. Kurzen, TRUSTEE

Robert R. Kurzen, Trustee of the Robert R. Kurzen and Rosemary Kurzen Revocable Trust dated June 23, 2004

ACKNOWLEDGEMENT

STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

Before me, the undersigned, a Notary Public in and for said County and State aforesaid, personally appeared, Robert R. Kurzen, Trustee, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon his/her oath acknowledged himself/herself to be the Trustee of the **Robert R. Kurzen and Rosemary Kurzen Revocable Trust dated June 23, 2004** the within named bargainor, and that he/she as such Trustee, executed the foregoing instrument for the purposes therein contained by signing the name of the true and lawful holder of the above described indebtedness.

Witness my hand and seal on this the 11th day of June , 2007.

Notary Public

TAHIRA J. BROWN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY, TN My Commission Expires September 26, 2009

My Commission Expires: 9-26-09

STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

The actual consideration or value, whichever is greater, for this transfer is $130,000.00.

Wanda Meador
Affiant

SWORN TO and subscribed before me this 11th day of ~~October~~, 2007.

NOTARY PUBLIC

TAHIRA J. BROWN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY, TN My Commission Expires September 26, 2009

My commission expires: 9-26-09