This document prepared by:
Consumer Trust Title & Escrow, LLC,
219 Ward Circle, Ste 5
Brentwood, TN 37027 (615)369-0039

PLEASE RETURN TO:

Firm/Company :	**GIBSON, GREGORY & GWYN, PLLC**
Address:	**401 CHURCH ST.**
Address 2:	**SUITE 2220**
City, State, Zip:	**NASHVILLE, TN 37219**
Phone:	**(615) 242-7700**

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Davidson County DEEDWARR
Recvd: 02/29/08 13:13 4 pgs
Fees:23.00 Taxes:703.00
20080229-0020180

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **SIROOS AZHDARI AND WIFE, SUDABEH S. AZHDARI**, hereinafter "Collectively" referred to as "Grantor", has this day bargained and sold, and by these present does hereby transfer and convey unto **ELIZABETH C. WOOD, MARRIED** hereinafter "Grantee", the following lands and property, together with all improvements located thereon, lying in the County of DAVIDSON, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 399 on the Plan of Harpeth Valley Park, Section III, as of record in Book 4175, Page 15, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

This being the same property conveyed to Siroos Azhdari and wife, Sudabeh S. Azhdari by Warranty Deed of Todd R. Graham and wife, Lisa A. Graham dated March 6, 2002 and recorded March 6, 2002 in Instrument No. 20020306-0028411, Register's Office for Davidson County, Tennessee.

Map Parcel Number: 156-2-31

This property is known as: 600 HARPETH KNOLL ROAD, NASHVILLE, TN 37221

Subject to Restrictions of record in Book 3857, Page 858, Book 4237, Page 179; all matters shown on the Plat of record in Book 4175, Page 15, Davidson County, TN, Register of Deeds.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's assigns forever, with all appurtenances thereunto belonging.

GRANTORS do for Grantors and Grantors' heirs, personal representatives, executors and assigns forever hereby covenant with GRANTEE that Grantors are lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantors have a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

WITNESS Grantor(s) hand(s) this the 29th day of February, 2008.

Siroos Azhdari, Grantor

Sudabeh S. Azhdari, Grantor

STATE OF Tennessee

COUNTY OF WILLIAMSON

On this 29th day of February, 2008 before me personally appeared Siroos Azhdari and Sudabeh S. Azhdari to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

WILLIAM DAVIS NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

My Commission Expires JAN. 20, 2009

Notary Public

Printed Name: W. Davis

Commission Expires:

Grantor(s) Name, Address, phone:
SIROOS AZHDARI AND
SUDABEH S. AZHDARI
104 HUNTERS RUN
NASHVILLE, TN 37209

Grantee(s) Name, Address, phone:
ELIZABETH C. WOOD
600 HARPETH KNOLL ROAD
NASHVILLE, TN 37221

SEND TAX STATEMENTS TO :

GRANTEE

State of TENNESSEE
County of WILLIAMSON

I/we hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is **$ 190,000.00**, which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

Subscribed and sworn to before me

This 29th day of February, 2008.

x Siroos Azhdari
Affiant

Siroos Azhdari
Type or Print Name

Notary Public

W Davis
Type or Print Name

Seal

My commission expires:

My Commission Expires JAN. 20, 2009

I, Catherine H. Gwyn, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated to law.

Signature

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a notary public for this county and state, Catherine H. Gwyn who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

MY COMMISSION EXPIRES: 9-18-2011

Notary's Seal

