QUIT CLAIM DEED

ADDRESS NEW OWNER AS FOLLOWS:
STS Property Group, LLC.
206 Thompson Lane
Nashville, Tennessee 37211

SEND TAX BILLS TO:
New Owner

MAP-PARCEL NOS.
119-10-0-192.00

THIS INSTRUMENT PREPARED BY:
TrustLand Title & Escrow, LLC.
1720 West End Avenue, Suite 400
Nashville, Tennessee 37203

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $-0-

Affiant

Davidson County DEEDQC
Recvd: 02/18/09 10:09 2 pgs
Fees:12.00 Taxes:0.00
20090218-0013538

Subscribed and sworn to before me, this the 3rd day of February, 2009.

Notary Public

My Commission Expires: _____
(Affix Seal)

C.M. CORRIVEAU
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 21, 2009

FOR AND IN CONSIDERATION of the sum of One ($1.00) Dollar, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned **Hamid T. Golzariand, and Ali Shahosseiniand and Zabollah Shahosseini**, hereinafter called the Grantors, have bargained and sold, and by these presents do hereby transfer and quitclaim to **STS Property Group, LLC, a Tennessee Limited Liability Company,** hereinafter called the Grantee, its successors and assigns, all of Grantor's interest in and to a certain tracts or parcels of land in Davidson County, State of Tennessee, described as follows: to-wit::

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING THE NORTHERLY 10 FEET OF LOT NO. 2 AND ALL OF LOT NO. 3 OF BLOCK 1 ON THE PLAN OF WOODBINE COURTS, SECTION 2, NOT OF RECORD, DESCRIBED ACCORDING TO A SURVEY MADE BY BLANCHARD AND PARRISH ENGINEERS, AS FOLLOWS:

BEGINNING ON THE WESTERLY MARGIN OF SIMMONS AVENUE AT THE NORTHEAST CORNER OF THE PROPERTY CONVEYED TO CHARLES R. MAYFIELD AND WIFE, BY DEED FROM CLARA O. SAINDON, OF RECORD IN BOOK 1340, PAGE 532, REGISTER'S OFFICE FOR SAID COUNTY; THENCE WITH THE WESTERLY MARGIN OF SAID AVENUE, NORTHWARDLY 56.1 FEET TO THE BEGINNING OF A CURVE; THENCE AROUND SAID CURVE IN A NORTHWESTERLY DIRECTION 77.4 FEET TO THE SOUTHERLY MARGINOF THOMPSON LANE; THENCE WITH THE SOUTHERLY M ARGIN OF SAID LANE, WESTWARDLY 101.1 FEET; THENCE SOUTHWARDLY 105 FEET TO THE NORTHWEST CORNER OF THE MAYFIELD PROPERTY; THENCE WITH MAYFIELD'S NORTHLY LINE, EASTWARDLY 150 FEET TO THE BEGINNING.

BEIG ALL OF THE SAME PROPERTY CONVEYED TO HAMID T. GOLZARIAND, ALI SHAHOSSEINIAND AND ZABOLLAH SHAHOSSEINI, BY WARRANTY DEED FROM JOE S. MEEKS, DATED APRIL 25, 2003, OF RECORD IN INSTRUMENT NO. 20030430-0057877, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS IS IMPROVED PROPERTY KNOWN AS: 2901 SIMMONS AVENUE, NASHVILLE, TN. 37211.

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

This instrument was prepared from information supplied by the parties. No title examination, survey, or settlement has been performed and Trustland Title & Escrow, LLC, shall not be responsible for any matter that could have been resolved by a title examination, survey, or settlement.

IN WITNESS WHEREOF, this instrument has been executed this 3rd day of February, 2009.

Hamid T. Golzariand

Zabollah Shahosseini

Ali Shahosseiniand

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared **Hamid T. Golzariand, and Ali Shahosseiniand and Zabollah Shahosseini**, with whom I am personally acquainted, and who, upon oath, acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office, this 3rd day of February, 2009.

Notary Public

My commission expires: _____

C.M. CORRIVEAU
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 21, 2009