This instrument prepared by:
Mansour Eshraghi Tehrani
5178 Highlander Drive
Antioch, Tennessee 37013

Order No. 62472436

Davidson County DEEDQC
Recvd: 12/28/09 14:01 4 pgs
Fees:22.00 Taxes:0.00
20091228-0117334

QUITCLAIM DEED

TITLE OF DOCUMENT

WHEN RECORDED, RETURN TO:
EQUITY LOAN SERVICES
1100 SUPERIOR AVENUE, SUITE 200
CLEVELAND, OHIO 44114
NATIONAL RECORDING - TEAM 2
Accommodation Recording Per Client Request

MAIL TAX STATEMENT TO:
Mansour Eshraghi Tehrani, et al
5178 Highlander Drive
Antioch, Tennessee 37013

MAP PARCEL NUMBERS:
Map/Parcel:
163020A07400CO

FOR AND IN CONSIDERATION of ONE AND NO/100 DOLLAR ($1.00), cash in hand paid by the grantee, the receipt and sufficiency of which is hereby acknowledged, **Mansour Eshraghi Tehrani and Azardokht C. Babaei, husband and wife, and Shanin E. Tehrani, an unmarried individual, as joint tenants with right of survivorship** by these presents do hereby quitclaim and convey unto the said **Mansour Eshraghi Tehrani and Azardokht C. Babaei, husband and wife, as joint tenants with right of survivorship and not as tenants in common**, Grantees herein, their successors and assigns, all their right, title and interest in and to the following certain real estate in **Davidson** County, **Tennessee**, described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 229, HICKORY HIGHLAND PLACE, SECTION 3, PHASE 2 OF RECORD IN INSTRUMENT NOS. 20060517-0057888; 20060616-0071810; AND 20060830-0107347, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION.

The express purpose of this conveyance is to Remove Co-Owner from Title.

Being the same property conveyed to Mansour Eshraghi Tehrani and wife, Azardokht C. Babaei, and Shanin E. Tehrani, as joint tenants with right of survivorship by Deed from Jerry Butler Builders, LLC of record in Document No. 20070105-0001900, said Register's Office.

This is unimproved (✓) property known as 5178 Highlander Drive, Antioch, Tennessee 37013
Improved ( )

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

TEHRANI
41527566 TN
FIRST AMERICAN ELS (3)
QUIT CLAIM DEED

Witness our hand this _____ day of _____, 20____, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Shanin E. Tehrani

ACKNOWLEDGMENT

STATE OF Tennessee)

COUNTY OF Davidson) ss

Personally appeared before me, Chris Hulshof, a Notary Public in and for said County and State, **Shanin E. Tehrani** the within named bargainor, individual(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Given under my hand and official seal of office at Nashville this 27 day of November, A.D., 2009.

CHRIS HULSHOF
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires NOV 4 2013

NOTARY PUBLIC
Notary Commission Expires: 11/04/2013

AFFIDAVIT OF VALUE

STATE OF Tennessee)

COUNTY OF Davidson)

I, or we, hereby swear or affirm that to the best of affiants knowledge, Information, and belief, the actual consideration for this transfer is $ 1.00.
Subscribed and sworn to before me this the 27 day of November, 2009.

(Affix Seal)

Affiant

Notary Public
My Commission Expires: November 4 2013

CHRIS HULSHOF
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 4, 2013

Witness our hand this _____ day of _____, 20____, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

mansour-Eshraghi Tehrani A.B

Mansour Eshraghi Tehrani Azardokht C. Babaei

ACKNOWLEDGMENT

STATE OF Tennessee)

COUNTY OF Davidson) ss

Personally appeared before me, Sharon J. Buhlig, a Notary Public in and for said County and State, **Mansour Eshraghi Tehrani and Azardokht C. Babaei** the within named bargainor, individual(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Given under my hand and official seal of office at Nashville, TN this 27 day of November, A.D., 2009.

NOTARY STAMP/SEAL

SHARON J. BUHLIG STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 4, 2013

Sharon J Buhlig
NOTARY PUBLIC
Notary Commission Expires: _____

AFFIDAVIT OF VALUE

STATE OF Tennessee)

COUNTY OF Davidson)

I, or we, hereby swear or affirm that to the best of affiants knowledge, Information, and belief, the actual consideration for this transfer is $ 1.00.
Subscribed and sworn to before me this the 27 day of November, 2009.

(Affix Seal)

A.B
Affiant

Sharon J Buhlig
Notary Public
My Commission Expires: _____

SHARON J. BUHLIG STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 4, 2013

True Copy Certification

I, Florella Gruevska, 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 according to law.

Signature

State of Ohio

County of Cuyahoga

Personally appeared before me, Tiffany E. Dandy, a notary public for this county and state, Florella Gruevska 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: Dec. 16, 2011

Notary' Seal

NOTARIAL SEAL
STATE OF OHIO

TIFFANY DANDY
Notary Public, State of Ohio
Cuyahoga County
My Commission Expires
December16, 2011