FROM Nader Karshenas
TO Siamak Mobarakbad

BILL GARRETT, Davidson County
Trans:T20100031454 DEEDQC
Recvd: 05/25/10 14:32 1 pgs
Fees:13.00 Taxes:762.20
20100525-0040328

QUITCLAIM DEED

Address of New Owner:
Siamak Mobarakbad
8816 CASWICK CT
Nolensville TN 37135

Send Tax Bills To:
New Owner

Map & Parcel:
13415001900

THIS INSTRUMENT WAS PREPARED BY

Advantage Title and Escrow
3354 Perimeter Hill Drive, Suite 142
Nashville, Tennessee 37211

Prepared from information furnished by the parties

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever greater, for this transaction is
$ 206,000.00

Siamak Mobarakbad
affiant
Subscribed and sworn to before me this the 24 day of May, 2010

Notary Public
Commission Expires:_____

Kasey Kelchner Notary Public State of Tennessee My Comm. Exp. 1/21/2013 Rutherford County

I, Nader Karshenas, do hereby quitclaim to Siamak Mobarakbad, his Heirs and Assigns, all my rights, title and interest in the following land located in Davidson County, Tennessee described as follows: To-Wit:

Land in Davidson County Tennessee, being unit 3320 and unit 3322 as shown in the Master Deed establishing a Planned Unit Development for The Jansing Drive Townhomes of record in Instrument No. 201005100035734, Register's office for Davidson, Tennessee.

Being the same property conveyed to Nader Karshenas, by deed of record in Instrument No.200806030056546, Register's Office for Davidson County, Tennessee.

This is improved property (X) known as
3320 Jansing Drive Nashville, TN 37211 and 3322 Jansing Drive Nashville, TN 37211

Witness our hand(s) this the 24 day of MAY, 2010.

Nader Karshenas

STATE OF Tennessee
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within name Nader Karshenas The bargainor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument or the purpose therein contained.

Witness my hand and official seal at NASHVILLE, Tennessee, this the 24th MAY, 2010.

Notary Public
Commission Expires:_____

Kasey Kelchner Notary Public State of Tennessee My Comm. Exp. 1/21/2013 Rutherford County