Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #10-1355

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Melanie M. Perkins, an unmarried woman,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Dilshad Rajab Nima and Kubar Bahjat Abdi, husband and wife, and Heewa Yazadanparast, a married man,** hereinafter called the **Grantee,** Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 353 on the Final Plat for Cluster Lot Subdivision Old Hickory Hills, Phase Three, Section One, as shown by plat appearing of record in Instrument No. 20060420-0045296, Register's Office for said County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Melanie M. Perkins, an unmarried woman, by deed from Jennifer Leigh Carter and husband, Craig Alan Carter dated 2/26/10 of record as Instrument No. 20100308-0017612, Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 8833 Crescent Glen Court, Antioch TN, 37013.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS THE EXECUTION HEREOF this 10th day of January, 2011.

Melanie M. Perkins

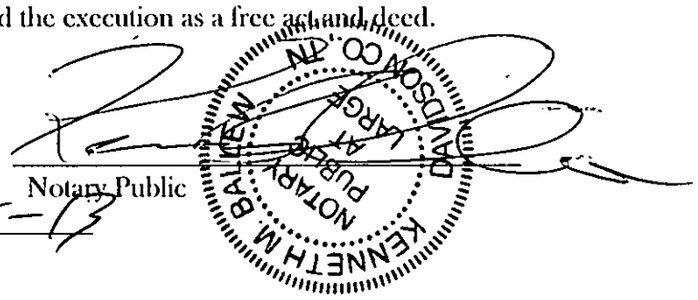
Melanie M. Perkins

BILL GARRETT, Davidson County
Trans:T20110002316 DEEDWARR
Recvd: 01/12/11 10:47 2 pgs
Fees:13.00 Taxes:518.00

20110112-0003270

State of Tennessee)
County of Davidson)

On this 10th day of January, 2011, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Melanie M. Perkins, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.



Notary Public

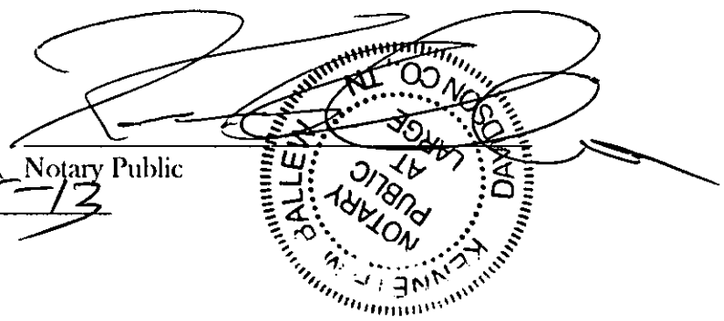
My Commission Expires: 7-8-13

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 140,000.00.

X Melanie M. Perkins
Affiant

Sworn and subscribed before me on this the 10th day of January, 2011.



Notary Public

My Commission Expires: 7-8-13

NEW OWNER:
Dilshad Rajab Nima
8833 Crescent Glen Court
Antioch, TN 37013

RESPONSIBLE FOR TAX PAYMENT:
fame
501 Corporate Centre Dr #400
Franklin TN 37067

TAX MAP-PARCEL #:
182-6A-288