QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans:T20120096747 DEEDQC
Recvd: 12/18/12 15:00 2 pgs
Fees:12.00 Taxes:0.00
20121218-0116596

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF December 2012

Notary Public

MY COMMISSION EXPIRES: 5-20-14
(AFFIX SEAL)

MARY FRANCES RUDY NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Ave. South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Fariborz Jon Davachi	"New Owner"	
(NAME)	(NAME)	09209018600
3710 Charlotte Pike	3718 ~~3803~~ Charlotte Avenue	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209	Nashville, Tennessee 37209	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE (S) AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, I/WE **FEREIDOON DAVACHI AND WIFE, ASHRAF JALLILNEZHAD** HEREINAFTER CALLED THE GRANTOR (S), HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO **FARIBORZ JON DAVACHI, AN UNMARRIED MAN**, HEREINAFTER CALLED THE GRANTEE (S), THEIR HEIRS AND ASSIGNS, ALL OF MY RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

BEING LOT NO. 12 ON THE PLAN OF W.R. WILSON SUBDIVISION AS OF RECORD IN PLAT BOOK 332, PAGE 161, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

SAID LOT NO. 12 FRONTS 50 FEET ON THE NORTHERLY SIDE OF CHARLOTTE PIKE (OR CEDAR STREET) AND RUNS BACK BETWEEN PARALLEL LINES 150 FEET TO AN ALLEY.

BEING THE SAME PROPERTY CONVEYED TO FEREIDOON DAVACHI AND WIFE, ASHRAF JALLILNEZHAD BY WARRANTY DEED AS OF RECORD IN BOOK 8851, PAGE 705, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS INSTRUMENT WAS PREPARED WITH INFORMATION SUPPLIED BY THE GRANTEES &/OR GRANTORS. NO TITLE EXAMINATION WAS PERFORMED TO VALIDATE THE ACCURACY OF TITLE. THEREFORE THE PREPARER DOES NOT ACCEPT LIABILITY FOR THIS INSTRUMENT.

This is
( ) unimproved
(X) improved
property known as 3710 Charlotte Pike, Nashville, TN 37209
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness my/our hand (s) this the 17th day of December, 2012.

Fereidoon Davachi
Fereidoon Davachi

Ashraf Jallilnezhad
Ashraf Jallilnezhad

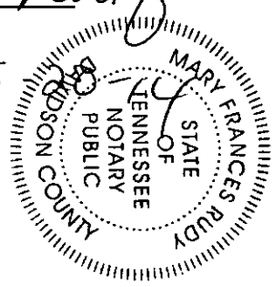
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **FEREIDOON DAVACHI AND ASHRAF JALLILNEZHAD**, the within named bargainor, 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.

Witness my hand and official seal, this the 17th day of December, 2012.

Mary Frances Rudy
Notary Public

My Commission Expires: 5-28-15



RETURN TO:
Rudy Title & Escrow, LLC
2012 21st Ave. South
Nashville, TN 37212