This instrument was prepared by:

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(return to above after recording)

BILL GARRETT, Davidson County
Trans:T20140066639 DEEDQC
Recvd: 09/08/14 10:50 3 pgs
Fees:18.00 Taxes:277.50
20140908-0081986

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Seventy-Five Thousand Dollars ($75,000.00) in hand paid to the undersigned, **HOZAN M. BARWARI** (heinafter, "Grantor"), by **SHWAN H. GHAFOOR** (hereinafter "Grantee"), and for other good and valuable consideration, Grantor hereby quitclaims to Grantee all of Grantor's interest in the following tracts of land in Davidson County, Tennessee:

The parcel identification numbers assigned by the county assessor of property are:

Tracts 1 and 2: **Map/Parcel #03413005700**

Tract 2: **Map/Parcel #03413002800**

and the land is more particularly described as follows:

Tract No. 1. Land in Davidson County, Tennessee, being Lots Nos. 15 and 16, Block "H" on the Plat of Edenwold City, as of record in Book 421, page 123, Register's Office, Davidson County, Tennessee. Said Lot No. 15 fronts 25 feet on the southerly side of Tennyson Avenue and runs back 163½ feet on the westerly line and 162 feet on the easterly line, to a dead line, and measures 25 feet 1 inch thereon. Said Lot No, 16 fronts 25 feet on the southerly side of Tennyson Avenue and runs back 162 feet on the westerly line and 160 feet on the easterly line, to a dead line, and measures 25 feet 3 inches thereon;

Tract No. 2. Land in Davidson County, Tennessee, being Lots Nos. 11, 12, 13 and 14, Block "H" on the Plan of Edenwold City Subdivision, as of record in Book 421, page 123, Register's Office, Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description;

Tract No. 3. Land In Davidson County, Tennessee, being Lot No.1 on the Plan of Aquarius Apartments, of record in Book 4595, page 28, Register's Office, Davidson County, Tennessee. Beginning at a point in the north margin of Edgemeade Boulevard 150 feet west of the intersection of Aurora Avenue and said boulevard; thence leaving said Boulevard with the west line of the herein-described tract North 5 degrees 14

minutes East 514.58 feet to a point; thence north 76 degrees 35 minutes east 115.90 feet to a point; thence north 65 degrees 14 minutes east 46.51 feet to a point; thence south 5 degrees 15 minute west 528.62 feet to a concrete monument in west margin of Aurora Avenue, the beginning of a curve to the right having a radius of 50.0 feet; thence around said curve a distance of 80.38 feet to a concrete monument in the north margin of Edgemeade Boulevard; thence with said Boulevard north 82 degrees 38 minutes west 150.0 feet to the point of beginning;

BEING the same property conveyed on August 2, 2010, to Grantor herein, Hozan Barwari, a single man, and Grantee herein, Shwan Ghafoor, a single man, as tenants in common, by Warranty Deed from Salah Ayesh, a single man, and Suleiman Abous, a single man, as tenants in common, recorded as Instrument #20100802-0060347 in the Register's Office, Davidson County, Tennessee;

The name and address of the property owner and he name and address of the person responsible for the payment of real property taxes is the same, to wit:

Shwan H. Ghafoor
138 Cobbler Circle
Hendersonville, Tennessee 37075

WITNESS my hand on this, the 5th day of September, 2014.

Hozan Barwari

HOZAN M. BARWARI

State of Tennessee }
County of Wilson }

Personally appeared before me, a notary public of this county, Hozan M. Barwari, the within named Grantor, whose identity was proved to me on the basis of satisfactory evidence, to wit: the absence of any information, evidence, or other circumstances that would lead a reasonable person to believe that he is not the individual he claims to be, together with his presentation to me of a current driver's license issued by the department of safety, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, on this, the 5th day of September, 2014.

Angela K Barga

Notary Public, State of Tennessee [SEAL]

My commission expires:

April 24, 2017

ANGELA K. BARGA
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

OATH OF GRANTEE REGARDING CONSIDERATION

Grantee hereby states under oath that the value of the consideration given for the transfer of the freehold estate hereunder is Seventy-Five Thousand Dollars ($75,000.00), which is equal to the actual value of the interest in property conveyed herein.

WITNESS my hand on this, the 5th day of September, 2014.

SHWAN H. GHAFOOR

State of Tennessee }
County of Wilson }

Sworn to and subscribed before me by Shwan H. Ghafoor, the within named Grantee, on this, the 5th day of September, 2014.

Notary Public, State of Tennessee [SEAL]

My commission expires: April 24, 2017

