QUIT CLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Alireza Rabiei Nourabadi 3314 Nolensville Pike Nashville, Tennessee 37211	New Owner	133-02-0-288.00 & 133-02-0-289.00 **<u>**The purpose of this deed is to combine the above parcels.**</u>

THIS INSTRUMENT PREPARED BY:
Midtown Title, LLC
1704 Charlotte Avenue #105
Nashville, Tennessee 37203

BILL GARRETT, Davidson County
Trans:T20140096044 DEEDQC
Recvd: 12/23/14 13:45 3 pgs
Fees:17.00 Taxes:0.00
20141223-0117448

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $-0-

Affiant

Subscribed and sworn to before me, this the 19th day of December, 2014.

Notary Public

C.M. CORRIVEAU STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 7, 2017

My Commission Expires: _____
(Affix Seal)

FOR AND IN CONSIDERATION of the sum of No Dollars ($0.00) and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, I, **ALIREZA RABIEI NOURABADI**, (referred to hereinafter as "Grantor"); have bargained and sold and by these presents do transfer, quitclaim and convey unto **ALIREZA RABIEI NOURABADI,** (referred to hereinafter as "Grantee"), Grantee's representatives, successors and assigns, all of Grantors' right, title and interest in and to a certain real property lying and being situated in Davidson County, State of Tennessee, commonly known as 3314 Nolensville Pike and 220 Chilton Street, Nashville, Tennessee 37211, as more particularly described on Exhibit "A" attached hereto and incorporated herein.

It is understood by Grantor and Grantee that this conveyance is subject to easements, rights of way for public utilities, restrictive covenants and conditions and other matters of record as well as all applicable zoning and building regulations.

This instrument was prepared from information supplied by the parties. No title examination, survey, or settlement has been performed and Midtown Title, LLC, shall not be responsible for any matter that could have been resolved by a title examination, survey, or settlement.

ALIREZA RABIEI NOURABADI

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Alireza Rabiei Nourabadi, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office, this 19th day of December, 2014.

C. M. CORRIVEAU
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 7, 2017

Notary Public
My commission expires: _____

EXHIBIT "A"
LEGAL DESCRIPTION

TRACT I:

Land in Davidson County, Tennessee, being parts of Lots 36, 37 and 38 on the Map of Nolen Heights, of record in Book 332, page 122, Register's Office for said County, and described according to a copy of survey thereof dated January 12, 1959, made by James A. Lyne, Jr., Registered Engineer, as follows:

Beginning at a point in the south margin of Chilton Street at the beginning of a curve into Nolensville Road; thence said curve, having a radius of 18 feet, southerly 28.27 feet to a point in the east margin of Nolensville Road; thence with the margin of said road as now widened and located, South 25 deg. East 132 feet to a point in the line between Lot Nos. 38 and 39 on said Plan; thence with said line, North 65 deg. East 100 feet to a point; thence North 25 deg. West 150 feet to appoint in the south margin of Chilton Street, as now located; thence with the margin of the same, South 65 deg. West 82 feet to the point of beginning.

Being the same property conveyed to Alireza Rabiei Nourabadi, by Warranty Deed from Bell Auto Sales, Inc., of record in Instrument No. 20121030-0099442, Register's Office for Davidson County, Tennessee.

TRACT II:
Land in Davidson County, Tennessee, being parts of Lots 36, 37 and 38, and part of an alley (closed, vacated and abandoned by Council Bill 65-672) on the Map of Nolen Heights, as of record in Book 332, page 122, Register's Office for Davidson County, and described according to a mortgage loan inspection by John B. Kohl, III, Tennessee Registered Land Surveyor, No. 100, dated January 15, 1997, as follows:

Beginning at a point in the southeasterly margin of Chilton Street, said point being the common northerly corner of the herein described tract and the tract of land conveyed to Mrs. R.E. Martin by deed from W.H. Tucker and wife, Wilma Patterson Tucker, and W.H. Tucker, Jr., and wife, Barbara Tucker, of record in Book 2880, page 631, Register's Office of Davidson County, Tennessee; thence, leaving the said southeasterly margin of Chilton Street, southeastwardly 150 feet to a point; thence; northeastwardly 64 feet, more or less, to a point; thence, northwestwardly 119 feet, more or less, to a point; thence, westwardly 67 feet, more or less, to a point in the southeasterly margin of Chilton Street; thence, with the said margin of Chilton Street, 13.5 feet, more or less to a point of beginning.

Being the same property conveyed to Alireza Rabiei Nourabadi, by Warranty Deed from Meredith Ashley Moseley (a/k/a Ashley Moseley), of record in Instrument No. 20130327-0029824, Register's Office for Davidson County, Tennessee.