THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **1620 Westgate Circle, Ste 150** **Brentwood, TN 37027** **CRT File No. 16026664** BILL GARRETT, Davidson County Trans:T20160027349 DEEDWARR Recvd: 04/05/16 09:19 2 pgs Fees:13.00 Taxes:1779.70 20160405-0032226	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $481,000.00. Affiant Subscribed and sworn to before me, this 30th day of March, 2016. Notary Public My Commission Expires: _____ TARA JONES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES SEPTEMBER 10, 2018

WARRANTY DEED

Address New Owner: Reza Razavi 408 Charlesgate Court Nashville TN 37215-1841	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 117-09-0C-009.00-CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Cauley Harris Haston, Trustee of the Charles H. Haston 2014 Irrevocable Trust, dated December 05, 2014** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Reza Razavi, a married man**, ("Grantee"), his successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 9 on the Plan of Burlington of record in Plat Book 5200, Page (s) 403 through 406, inclusive, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Cauley Harris Haston, Trustee of the Charles H. Haston 2014 Irrevocable Trust, dated December 05, 2014 by Quitclaim deed from Andrea Isora Camps, Trustee of the Andrea Isora Camps Revocable Trust No. 3, dated June 25, 2012 of record in Instrument No. 20150114-0004018 Register's Office for Davidson County, Tennessee, dated December 31, 2014 and recorded on January 14, 2015.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

Taxes for the year 2016 a lien, not yet due and payable.

Subject to all matters shown on the Plan of record in Plat Book 5200, Page (s) 403 through 406, Register's Office for Davidson County, Tennessee.

Terms, provisions, covenants, conditions, restrictions, easements, charges, assessments and liens provided in the Covenants, Conditions and Restrictions of record in Book 5863, Page 796, as amended in Book 6046, page 134, Register's Office for Davidson County, Tennessee, but omitting any covenant, condition or restriction, if any, based on race, color, religion, sex, handicap, familial status or national origin unless and only to the extent that the covenant, condition or restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap but does not discriminate against handicapped persons.

Charter of Burlington Homeowners' Association, Inc., of record in Book 6018, page 349, Register's Office for Davidson County, Tennessee.
By-Laws of Burlington Homeowners' Association, Inc. of record in Book 6011, page 687, as amended in Book 11525, page 300, Register's Office for Davidson County, Tennessee.
Easement of record in Book 3401, Page 545, in the Register's Office for Davidson County, Tennessee.
Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage of record in Book 6929, Page 648, in the Register's Office for Davidson County, Tennessee.
Restrictions of record as Instrument Number 20150114-0004018 in the Register's Office for Davidson County, Tennessee, but omitting any restriction, if any, based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that the restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap but does not discriminate against handicapped persons.

This is improved property located at 408 Charlesgate Court Nashville TN 37215-1841

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 30 day of March, 2016.

Cauley Haris Haston, Trustee

Cauley Harris Haston, Trustee of the Charles H. Haston 2014 Irrevocable Trust, dated December 05, 2014

STATE OF Tennessee
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Cauley Harris Haston, as Trustee of the Charles H. Haston 2014 Irrevocable Trust, dated December 05, 2014, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he executed the same as his free act and deed.

WITNESS my hand, at office, this 30 day of March, 2016.

Kate Rosenthal
Notary Public

My Commission Expires: _____

KATE ROSENTHAL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 10, 2018