BILL GARRETT, Davidson County
Trans: T20160046939 DEEDQC
Recvd: 06/03/16 10:53 2 pgs
Fees: 12.00 Taxes: 0.00
20160603-0056141

FROM Reza M. Alviri and Faranak Davachi Alviri
TO Grant Investments, LLC

QUITCLAIM DEED

Address of New Owner:	Send Tax Bills To:	Map & Parcel:
Grant Investments LLC 4524 Harding Pike, Suite 200 Nashville, TN 37205	OWNER	09209035100

THIS INSTRUMENT WAS PREPARED BY

Advantage Title and Escrow
3325 Aspen Grove Dr., #104
Franklin, TN 37067

+ Return to

#10694

Prepared from information furnished by the parties

STATE OF TN
COUNTY OF Davidson

The actual consideration or value, whichever greater, for this transaction is
$ -0-

affiant

Subscribed and sworn to before me this the 25th day of May, 2016

Notary Public
Commission Expires:_____

VICTOR HAZELWOOD NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY My Commission Expires 03-20-2018

We, Reza M. Alviri and Faranak Davachi Alviri, do hereby quitclaim to Grant Investments, LLC, its Heirs and Assigns, all our rights, title and interest in the following land located in Davidson County, Tennessee described as follows: To-Wit:

Please see attached Exhibit "A"

Being the same property conveyed to Reza M. Alviri and Faranak Davachi Alviri by Deed from Gary A. Toliver and Rabon W. Johnson, of record in Instrument No. 20020919-0114258, Register's office for Davidson County, Tennessee.

This is improved property (X) known as 3324 Charlotte Avenue Nashville TN 37209

Witness our hand(s) this the 25th day of May, 2016.

Reza M. Alviri

Faranak Davachi Alviri

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within name Reza M. Alviri and Faranak Davachi Alviri The bargainor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that They executed the within instrument or the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 25th day of May, 2016.

Notary Public
Commission Expires:_____

VICTOR HAZELWOOD NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY My Commission Expires 03-20-2018

EXHIBIT "A"

Being a tract of land lying in Nashville, Davidson County, Tennessee, also being lots 38, 39, and 40 of the Resubdivision of Wilcox Property, as of record in Plat Book 421, Page 42, at the Register's Office for Davidson County, Tennessee, and being more particularly described s follows:

Beginning at an existing iron rod at the intersection of the northerly right-of-way line of Charlotte Avenue, 80 feet in width and the easterly right-of-way line at 35th Avenue North, 50 feet in width;

Thence leaving the northerly right-of-way line of Charlotte Avenue, with the easterly right-of-way line of 35th Avenue North, North 01 deg 27 min 43 sec East 150.0 feet to a pk nail set, at the intersection with southerly right-of-way line of Alley #934, 20 feet in width;

Thence leaving the easterly right-of-way line of 35th Avenue North, with the southerly right-of-way line of Alley #934, North 89 deg 48 min 11 sec East, 149.85 feet to an existing iron rod, at a corner common with the property o Harvest Place, LLC, as of record in instrument # 20060104-0000940, at the Register's Office for Davidson County, Tennessee;

Thence leaving the southerly right-of-way line of Alley #934, with the westerly property line of Harvest Place, LLC, South 01 deg 26 min 59 sec West, 147.00 feet to a point in the northerly right-of-way line of Charlotte Avenue;

Thence with the northerly right-of-way line of Charlotte Avenue, South 88 deg39 min 22 sec West, 150.00 feet to the POINT OF BEGINNING Containing 22,246 square feet or 0.511 acres more or less.

Being the same property as conveyed to Reva M. Alviri & Faranak Davachi Alviri, by deed of record in instrument # 20020919-0114258,, said Register's Office for said County.