THIS INSTRUMENT PREPARED BY: ***Yvette L. Meldrum, Attorney at Law*** **Mid-State Title & Escrow, Inc.** *Royal Oaks Trade Center* *128 Holiday Court, Suite 125* *Franklin, TN 37067* *(615) 790-3156* This instrument prepared upon information furnished by the parties without counsel or advice as to legal consequences or tax-related matters. No title examination or settlement has been performed and Mid-State Title and Escrow, Inc. shall not be responsible for any matter that could have been resolved by a title examination, settlement or legal and/or tax-related counsel. **This Instrument is to be treated as a Quitclaim Deed under T.C.A. § 67-4-409(a)(1)(D), as amended.** 2025-0828	*STATE OF TENNESSEE]* *COUNTY OF WILLIAMSON]* *The actual consideration or value, whichever is greater, for this transfer is $-0-.* *Affiant* Sworn to and subscribed to before me this 27th day of May 2025. *Notary Public* *My commission expires:* 8-12-2028

YVETTE LYN MELDRUM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Name and Address of New Owner:
Masoud Rezai and Loren Ashayeri
2007-B Rosemay Lane
Nashville, TN 37210

Send Tax Bills To:
Owner

Street Address of Subject Property:
2007-B Rosemary Lane
Nashville, TN 37210

Parcel ID:
106-13-1K-002.00-CO

Karen Johnson Davidson County
Batch# 1278313 DEEDQC
05/28/2025 08:38:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20250528-0041647

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Reza Contracting Group LLC**, hereinafter called "**GRANTOR,**" hereby conveys and quitclaims unto **Masoud Rezai and wife, Loren Ashayeri,** hereinafter called "**GRANTEES,**" his/her/their heirs and assigns, all of his/her/their right, title and interest, if any, in and to a certain tract or parcel of land in **Davidson** County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit B on the Plan of 2007 Rosemary Lane, A Horizontal Property Regime With Private Elements, established by the Declaration of Covenants, Conditions and Restrictions of record in Plat at Instrument No. 20231031-0085145, in the Register's Office for Davidson County, Tennessee, said depicted in Exhibit "B" in said Declaration to which reference is hereby made for a more complete description of the property.

Being a portion of the same property conveyed to Reza Contracting Group LLC by Warranty Deed from Estate of Walter Ernest Maxwell, Shirley Maxwell Clark and Kathryn McCreary a/k/a Kathryn Nappi MCCreary, heirs at law of record in Instrument No. 20230807-0060943, in

the Register's Office for Davidson County, Tennessee, dated July 31, 2023 and recorded on August 07, 2023.

WITNESS my hand this 27th day of May, 2025.

Reza Contracting Group LLC

BY: _____
Masoud Rezai, Sole Member

STATE OF TENNESSEE]
COUNTY OF WILLIAMSON]

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, personally appeared Masoud Rezai, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon oath, acknowledged himself/herself Sole Member of Reza Contracting Group LLC, the within named bargainor, a Tennessee limited liability company, and that Masoud Rezai, as Sole Member being authorized to do so, executed the foregoing instrument for the purposes therein contained, by signing the name of the company, himself/herself, as Sole Member of said limited liability company.

WITNESS my hand and seal at office, this 27th day of May, 2025.

_____
NOTARY PUBLIC

My commission expires: 8-12-2026

YVETTE LYN MELDRUM STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

True Copy Certification

I, Yvette Meldrum, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 5/27, 2025.

Affiant Signature _____

5/27, 2025

State of Tennessee
County of Williamson

Sworn to and subscribed before me this 27 day of May 2025.

_____
Notary's Signature

MY COMMISSION EXPIRES: 7/19/25

William S. Corley STATE OF TENNESSEE NOTARY PUBLIC Williamson COUNTY