WARRANTY DEED

BOOK 5304 PAGE 52

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $42000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF June 19 78

Notary Public

MY COMMISSION EXPIRES: My Commission Expires AUG. 14, 1978

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William G. Traber, Attorney, 107 Donelson Pike, Nashville, Tennessee 37214t
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nasser Liaghat	Fidelity Federal Savings & Loan (NAME)	97.8-A p.97
Unit S-1 (NAME)		
5001 Bell Road (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	4D 8684 2
Hermitage, Tennessee 37076 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Virginia C. Rogers (formerly Wallace)

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Nasser Liaghat and wife, Jeanie Faye Liaghat

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

A certain condominium apartment in Davidson County, Tennessee, described as follows:

Unit No. S-1 in the Lake Chateau Condominiums as shown on the Plat of the Lake Chateau of record in Book 4675, pages 41 and 44, said Register's Office, to which reference is hereby made.

Being the same property conveyed to Kenneth Wallace and wife, Virginia C. Wallace by deed from Orel G. Weed and wife, Ruth W. Weed of record in Book 5056, page 39, Register's Office for Davidson County, Tennessee. The said Kenneth Wallace and Virginia C. Rogers (formerly Wallace) having quitclaimed their interest in said property to Tom G. Coleman, Jr., Trustee, and Tom G. Coleman, Jr., Trustee, having since quitclaimed his interest in said property to Virginia C. Rogers by instrument of record in Book 3275, page 667, said Register's Office, the property is now vested in Virginia C. Rogers.

This is unimproved ( ) improved (X) property, known as Unit S-1, 5001 Bell Road Hermitage, Tennessee 37076
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 16th day of June, 19 78

Virginia C. Rogers

Virginia C. Rogers (formerly Wallace)

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Virginia C. Rogers (formerly Wallace)

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 6th day of June, 19 78

My Commission Expires AUG. 14, 1978

Robert W. Thurman, Jr.
Notary Public
At Large
My Commission Expires

THURMAN JR. NOTARY PUBLIC AT LARGE TENNESSEE

STATE OF
County

Before me, , a Notary Public within and for the State and County aforesaid, personally appeared and , with whom I am personally acquainted and who upon {his oath / their several oaths} {acknowledged} {himself / themselves} to be the and respectively of the the within named bargainor, a corporation, and that {he / they} {as such and , being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said as such and attesting the same by the said as such

WITNESS my hand and official seal at office at on this the day of , 19

My commission expires Notary Public

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IDENTIF. REFERENCE

JUN 27 3 26 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JUN 27 78	CONV	42,000.00			
JUN 27 78	S'TAX		B*	109.20	
JUN 27 78	PR'FEE		B*	.50	
JUN 27 78	W'DEED		B*	4.00	* 113.70

$42,000.00 112955-7

WARRANTY DEED

FROM
Virginia C. Rogers

TO
Nasser Liaghat et ux

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. Livery of Seisin

Compliments of
Title Associates, Inc.
REPRESENTING
USLIFE TITLE INSURANCE
Company of New York