OFFICIAL RECEIPT

FORM NO. WD-1

BOOK 6150 PAGE 248

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 39,709.67

Elsie Nivens
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF September, 1983

Notary Public

MY COMMISSION EXPIRES: July 18, 1987

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
STEVE C. NORRIS, Attorney-at-Law, 2020 Parkway Towers, Nashvile, Tn 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wayne & Elsie Nivens (NAME)	Dobson & Johnson, Inc. (NAME)	
2100 Stratford Avenue (STREET ADDRESS OR ROUTE NUMBER)	Suite 1800, One Commerce Place (STREET ADDRESS)	72-12
Nashville, Tn 37216 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn 37239 (CITY) (STATE) (ZIP)	95

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, ALI FOULADI and Wife, SARAH FOULADI

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WAYNE NIVENS and Wife, ELSIE NIVENS

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:

Land in Davidson County, Tennesee, being LOT No. 67 on the Map of Dalewood, Section One, in Book 1424, Page 108, Register's Office for Davidson County, Tennessee, to which reference is made for a more detailed description

Being the same property conveyed to ALI FOULADI and Wife, SARAH FOULADI, from ROBERT M. SPILLERS and Wife, PATRICIA L. SPILLERS by deed of record in Book 5935, Page 425, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all easements of record, to a Deed of Trust dated June 25, 1976, securing a debt owed to Dobson and Johnson, Inc. of record in Book 5040, Page 182, Register's Office for Davidson County, Tennessee, and a Deed of Trust dated August 14, 1982, securing a debt to ROBERT M. SPILLERS and Wife, PATRICIA L. SPILLERS, of record in Book 5925, Page 428, REgister's Office for Davidson County, Tennessee, which buyers assume and agree to pay.

unimproved ( )
This is improved (X) property, known as 2100 Stratford Avenue, Nashville, Tennessee 37216
(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 our hands this 10th day of September, 19 83

Ali Fouladi
ALI FOULADI

Sarah Fouladi
SARAH FOULADI

OFFICIAL RECEIPT

STATE OF ~~TENNESSEE~~ FLORIDA
~~Davidson County~~
DADE COUNTY

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ALI FOULADI and Wife, SARAH FOULADI

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Homestead, ~~Tennessee~~, FLORIDA this 26 day of Sept, 1983

Commission expires NOTARY PUBLIC STATE OF FLORIDA MY COMMISSION EXPIRES SEPT 26 1986 BONDED THRU GENERAL INSURANCE UND

Linda Lawless
Notary Public

STATE OF TENNESSEE
Davidson 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 purposes 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

STATE OF TENNESSEE
DAVIDSON COUNTY

WARRANTY DEED

FROM

ALI FOULADI & SARAH FOULADI

TO

WAYNE NIVENS

ELSIE NIVENS

H 7.7.857

RUSH

IDENTIF. REFERENCE

OCT 3 3 47 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

2433 10/83 109.72- CHECK

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			39709.67-	CAMT.
			103.22	CSTAX
			.50	PRFEE
			6.00	WDEED
			CHECK	109.72-
			2433A10/03/83 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 7.7.8 5 7.

IDENTIF. REFERENCE

OCT 3 3 47 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 983581