FORM NO. WD-1

G# 245198

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 65,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 30th DAY OF March 19 84.

Notary Public

MY COMMISSION EXPIRES: 4-14-87

(AFFIX SEAL)

File 33

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THIS INSTRUMENT WAS PREPARED BY
Walt, Dyer & James Attys., 2002 Richard Jones Rd., C-301, Nashville, TN 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Zalmal Mahboohi (NAME)	Leader Federal Savings & Loan Association (NAME)	90-16-128
527 Starliner Drive (STREET ADDRESS OR ROUTE NUMBER)	158 Madison Avenue (STREET ADDRESS)	8DA-32910
Nashville, TN 37205 (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38103 (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, Glenn J. Ackerman and wife, Johanna M. Ackerman

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Zalmal Mahboohi and wife, Sima Mahboohi

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, Tennessee, being Lot No. 1027 on the Plan of Charlotte Park, Section 13, of Record in Book 2900, Pages 142 and 143, said Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Glenn J. Ackerman et ux, Johanna M. Ackerman by deed from Lee T. Palmer et ux, Catherine W. Palmer of record in Book 4823, Page 967, said Register's Office for Davidson County, Tennessee.

114280

IDENTIF. REFERENCE

Apr 9 12 33 PM '84

REGISTER
DAVIDSON COUNTY, TN

04/09 175.50 CHECK

This is unimproved ( ) improved (X) property, known as 527 Starliner Drive, Nashville, TN 37205
(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 30th day of March, 19 84

Glenn J. Ackerman

Glenn J. Ackerman

Johanna M. Ackerman

Johanna M. Ackerman

7047

STATE OF ~~TENNESSEE~~ } California
~~Davidson~~ County of
San Diego

HELEN V CIFUENTES
NOTARY PUBLIC - CALIFORNIA
SAN DIEGO COUNTY
My comm. expires AUG 4, 1986

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Glenn J. Ackerman ~~and wife, Johanna M. Ackerman~~ proved to me to be the person

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the bargainor, ~~with whom I am personally acquainted~~, and who acknowledged that ~~they~~ he executed the within instrument for the purposes therein contained. Witness my hand and official seal at San Diego ~~Nashville~~ California, ~~Tennessee~~, this ~~20th~~ 3rd. day of ~~March~~ April 19 84

Commission expires Aug. 4th, 1986

Helen V. Cifuentes
Notary Public

STATE OF TENNESSEE }
Davidson County }

Before me, ~~the undersigned~~, a Notary Public within and for the State and County aforesaid, personally appeared ~~Johanna M. Ackerman~~ and _____ with whom I am personally acquainted and who upon (his oath / their oath) 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

WARRANTY DEED

FROM

TO

PREPARED BY:

WALT, DYER & JAMES, Attorneys
Suite C-301
2002 Richard Jones Road
Nashville, TN 37215
Phone: (615) 297-0925

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 Johanna M. Ackerman, the bargainor, with whom I am personally acquainted and who acknowledged she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee this 30th day of March, 1984.

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 7/18/87

Notary Public

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

65000.00- CAMT.
169.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 175.50-
7047A04/09/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 1 4 2 8 0

IDENTIF. REFERENCE

APR 9 12 36 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 26851