File 7

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$110,000.00 Margaret Johnson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF March, 19 85

Betty D. Chilcutt
Notary Public

MY COMMISSION EXPIRES: 7/18/88

(AFFIX SEAL)

15296

BOOK 6510 PAGE 774

THIS INSTRUMENT WAS PREPARED BY
Saturn & Mazer, Attorneys, 212 Third Avenue North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
RONALD C. PATRICK (NAME)	Zeitlin Financial Services, Inc. (NAME)	MAP 128-9
7405 Hallows Drive (STREET ADDRESS OR ROUTE NUMBER)	4301 Hillsboro Road, Suite 107 (STREET ADDRESS)	PAR 46
Nashville, TN 37221 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37215 (CITY) (STATE) (ZIP)	9D 7556

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, MORRIS ESHAGHPOUR CONTRACTING

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RONALD C. PATRICK and wife, HARRIET A. PATRICK

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. 45, Section I, Dunaway Woods as of record in Book 5200, page 132, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description

BEING the same property conveyed to Morris Eshaghpour Contracting Corporation, by deed from I. R. Schulman, Trustee, of record in Book 5484, page 327, Register's Office for Davidson County, Tennessee.

189290

IDENTIF. REFERENCE

MAR 15 10 15 AM '85

DAVIDSON COUNTY, TN

CHECK

This is improved ( ) Unimproved ( ) property, known as 7405 Hallows Drive, Nashville, TN 37221
(House Number) (Street), (P. O. Address) (City or Town) (Postal Zip)

X

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 hand this 1st day of March, 19 85

MORRIS ESHAGHPOUR CONTRACTING CORPORATION
By: Morris Eshaghpour, President

03/15/85 50-

3849

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor___, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19___

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Morris Eshaghpour and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the President and _____ respectively of the ~~MORRIS ESHAGHPOUR CONTRACTING~~ the within named bargainor, a corporation, and that (he) as such President and (they) _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Morris Eshaghpour as such President, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at ~~Nashville, Tennessee~~ on this the 1st day of March, 19 85.

My commission expires 7/18/87

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

MORRIS ESHAGHPOUR CONTRACTING

TO

RONALD C. PATRICK

~~DANIELLE A. PATRICK~~

PREPARED BY:

SATURN & MAZER, Attorneys
212 Third Avenue, North
Nashville, Tennessee 37201

Phone: 259-3666

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

110000.CO- CAMT:
286.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 292.50-
8849A03/15/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

159290

IDENTIF. REFERENCE

MAR 15 10 15 AM '85

DAVIDSON COUNTY, TN

No. 116030