This instrument was prepared by William T. Berry, Attorney at Law, 333 Gallatin Rd. Madison, TN 37115

WARRANTY DEED

File 1

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Shariar Kamfar, and Anna C. Miller (NAME)	COMMERCE UNION BANK (NAME)	Map 188-10
3502 Rainbow Place (STREET ADDRESS OR ROUTE NUMBER)	One Commerce Place (STREET ADDRESS)	Par 178
Nashville, TN 37204 (CITY) (P. O. ZONE) (STATE)	Nashville, TN 37239 (CITY) (ZONE) (STATE)	OH-6955

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ---------- ($ 10.00) *Dollars,*

cash in hand paid by the grantee hereinafter named and other good and valuable consideration, the receipt of which is hereby acknowledged,

BOOK 6542 PAGE 431

We, JESS W. BEASLEY and wife, WILLIE L. BEASLEY,

have this day bargained and sold, and do hereby transfer and convey unto the said SHARIAR KAMFAR and ANNA C. MILLER their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 2 on the Map of Longview Manor, Sections One and Two, as of record in Book 1424, page 127, Register's Office for said County.

Said Lot No. 2 fronts 110 feet on the east side of Rainbow Place and runs back between lines 149.1 feet on the south line and 142 feet on the north line to a dead line in the rear, on which it measures 110 feet.

Being the same property conveyed to Jess W. Beasley by deed from J. M. Medlin and A. B. Ivey of record in Book 2021, page 583, Register's Office for said County.

1 9 9 8 1 3

IDENTIF. REFERENCE

APR 26 10 52 AM '85

REGISTER OF DEEDS, DAVIDSON COUNTY, TN

JOHN H. ALLEN NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 90,000.00

Subscribed and sworn to before me, this the 1 day of August 19 84

Affiant

My commission expires: 7/30/86 (Affix Seal)

Notary Public

This is unimproved ( ) improved (xx) property, known as 3502 Rainbow Place, Nashville, TN (House Number) (Street) P. O. Address: (City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said SHARIAR KAMFAR and ANNA C. MILLER their *(successors), heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* SHARIAR KAMFAR and ANNA C. MILLER their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hands this 1 day of August, 1984 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on same day and date.*

Jess W. Beasley

Jess W. Beasley

Willie L. Beasley

Willie L. Beasley

04/26 10:52:50 - CHECK

1942

BOOK 6542 PAGE 432

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Jess W. Beasley and wife, Willie L. Beasley

the within named 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 Hendersonville *Tennessee. this* 1 *day of* August, *19* 84.

Marvin M. Almany *Notary Public*

Commission expires July 1, 1986

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ... *a Notary Public of the State and County aforesaid, personally appeared* ..... *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ....*of the* ..... *the within named bargainor, a corporation, and that* .....*he as such* ..... *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ..... *this* .....*day of* ....., *19*.....

..... *Notary Public*

Commission expires .....

WARRANTY DEED

FROM
JESS W. BEASLEY ET UX

TO
SHARIAR KAMFAR
ANNA C. MILLER

Saturn 6 Mgzer, A #15
Rowl Box 8

Compliments of
Madison Title Company
333 Gallatin Road
MADISON, TENNESSEE 37115

Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS

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

RECEIVED OF _____

FOR _____

BOOK 6542 PAGE 433

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
			90000.00- CAMT.	
			234.00 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 240.50-	
1942A04/26/85			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

19981 3

IDENTIF. REFERENCE

APR 26 10 52 AM 1985

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 128783