FILE BOX 45

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 69,950.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF February 19 87

Notary Public

MY COMMISSION EXPIRES: 9/9/89

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

RICHARD A. NORTHCUTT - 1161 Murfreesboro Road - Suite 340 - Nashville, TN 37217

NAME	ADDRESS	MAP-PARCEL NUMBERS
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	
Keyvan Arfa	First Investment Company	MAP 108-8
(NAME)	(NAME)	
1009 Wood Duck Court	4300 East Broad, P. O. Box 749	PARCEL 311
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37214	Columbus, Ohio 43216	03D91470
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, J & L Builders, a partnership

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Keyvan Arfa and wife, Afsaneh P. Arfa

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.

BEING Lot No. 116 on the Revised Plan of Reelfoot, Section Four, of record in Plat Book 6250, page 700, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being part of the same property conveyed to J & L Builders, a partnership, by deed from Paul E. Johnson, unmarried, of record in Book 6756, page 569, said Register's Office.

This conveyance is subject to Restrictive Covenants, of record in Book 6391, page 121; Book 6991, page 121 and Book 6612, page 610, said Register's Office.

9.3 1.9.9. IDENTIFI REFERENCE

FEB 12 10 27 AM '87

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

This is improved (XX) unimproved ( ) property, known as 1009 Wood Duck Court, Nashville, TN 37214
(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 heir 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 covey 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(s) this 10th day of February, 19 87

J & L BUILDERS

By: Larry Powell

By: James A. Powell

3797

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____ Notary Public in and for
said County and State, the within named _____ BOOK 7135 PAGE 345
_____
_____ (or proved to me on the basis of satisfactory evidence
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
COUNTY OF

Before me, _____ a Notary Public within and for the
State and County aforesaid, personally appeared _____
and _____ with whom I am personally acquainted/and who
his oath himself (or proved to me on the basis of satisfactory evidence)
upon (their several oaths) acknowledged (themselves) to be the _____
and _____ respectively of the _____
the within named bargainor, and corporation, and that (he) as such _____
(they)
and _____ being authorized so to do, execute 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

J & L Builders

TO

Keyvan Arfa
~~Afsaneh P. Arfa~~

RETURN TO:

METROPOLITAN ESCROW, INC.
1161 Murfreesboro Road
Suite 340
Nashville, TN 37217

RICHARD A NORTHCUTT
ATTORNEY-AT-LAW
1161 Murfreesboro Road
Suite 316
Nashville, TN 37217

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, of the state and county aforesaid, personally appeared Larry Powell and James A. Powell, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be partners of J & L Builders, the within named bargainor, a partnership, and that they as such partners, executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by themselves as partners.

Witness my hand and seal, this 10th day of February, 1987.

My Commission Expires: 9/9/89

_____
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

69250.00- CAMT.
195.72 CSTAX
.50 PRFEE
6.00 WDED
CHECK 202.22-
9797A02/12/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9:31:99

IDENTIFICATION REFERENCE

FEB 12 10 20 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 45166