Name and Address of Owners:
Saeed Sassan
6206 Millbrook Rd.
Brentwood, TN 37027

Send Tax Bills to:
Saeed Sassan
6206 Millbrook Rd.
Brentwood, TN. 37027

Prepared By:
Blankenship and Blankenship
3311 Gallatin Raod
Nashville, TN 37216

Map and Parcel Numbers:
Map No. 150-00
Parcel No. 011

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, we, DOROTHY K. ELLIS, ARLIN L. ELLIS, JR., REBECCA JENKINS, and VERA NAOMI ELLIS (a minor), hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto SAEED SASSAN, hereinafter called the Grantee, his heirs and representatives, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

A tract of land in the 2nd, formerly the 5th, Civil District of Davidson County, Tennessee, described as follows:

BEGINNING at a point on the westerly margin of Anderson Road at the southeast corner of a tract of land conveyed to John L. Robertson and wife, by deed from W. J. Johnson and wife, of record in Book 1849, page 491, Register's Office for said County; thence along the southern boundary lines of said John L. Robertson tract, westwardly 100 feet to a point; thence northwardly 100 feet to a point; thence eastwardly 100 feet to a point on the westerly margin of said Anderson Road; thence southwardly along the westerly margin of said Anderson Road, 100 feet to the beginning.

BEING the same property conveyed to Arlin Leon Ellis by Installment Deed from Annie Mai Wingler, a widow, of record in Book 5665, page 350, Register's Office for Davidson County, Tennessee, the said Arlin Leon Ellis having since died intestate on January 31, 1986, leaving as his only heirs at law Dorothy K. Ellis, Arlin L. Ellis, Jr., Rebecca Jenkins, and Vera Naomi Ellis. The said Vera Naomi Ellis is a minor and Robert E. Ellis was appointed Special Guardian for the said Vera Noami Ellis by Order of the Probate Court for Davidson County, Tennessee, James R. Everett, Jr., Judge, saud Order being under Rule No. 37310 and of record in Minute Book 311, page 797, of the Probate Court Clerk's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest

thereto belonging to the said Grantee, his heirs and representatives, forever.

We do covenant with the said Grantee that we are lawfully seized and possessed of said parcel of real estate, have a good right to convey it, and the same is unencumbered.

We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said real estate to the said Grantee, his heirs and representatives, against the lawful claims of all persons whomsoever.

The property conveyed herein is not the usual place of abode of any of the Grantors.

WITNESS our hands this 17 day of February, 1987.

Dorothy K. Ellis
DOROTHY K. ELLIS

Arlin L. Ellis Jr.
ARLIN L. ELLIS, JR.

Rebecca Jenkins
REBECCA JENKINS

VERA NAOMI ELLIS

Robert E. Ellis
By: Robert E. Ellis, Special Guardian

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, John T. Blankenship, a Notary Public in and for said County and State, the within named Dorothy K. Ellis, Arlin L. Ellis, Jr., Rebecca Jenkins, and Robert E. Ellis, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 17 day of February, 1987.

John T. Blankenship
Notary Public

My commission expires: 2/14/89

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A F F I D A V I T

I do hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 16000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

S. Sowell
Affiant

Sworn to and subscribed before me, this 17 day of February, 1987.

John J. Blankenship
Notary Public
My commission expires: 2/14/89

JOHN J. BLANKENSHIP NOTARY PUBLIC TENNESSEE

IDENTIFICATION REFERENCE

9.4 5 5.4

FEB 17 4 05 PM '87

FELIX Z. WILSON-CLK REGISTER
DAVIDSON COUNTY, TN

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

160[illegible].00- CAMT
44.80 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 54.30-
1292A02/17/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9.4.5 5.4

IDENTIFICATION REFERENCE

FEB 17 4 05 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 46639