~~WARRANTY DEED~~ BOOK 7192 PAGE 512

FROM: Simon Hecklin, Grantor

TO: Fred F. Yazdian, Grantee

This instrument was prepared by:
William B. Drescher
Farris, Warfield & Kanaday
Seventeenth Floor
Third National Bank Building
Nashville, Tennessee 37219

Address New Owner(s) as Follows:	Name and Address of Mortgagee:	Map-Parcel Numbers
105 Harpeth Trace Court Nashville, TN 37221	Third National Bank in Nashville 444 James Robertson Pkwy. Nashville, TN 37219	143-2A-5
		Field Book Numbers 9DZ-72932.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is Zero Dollars ($ -0-).

Affiant

SUBSCRIBED AND SWORN TO before me, this the 3rd day of April, 1987.

Denise M. Lautzenheiser
Notary Public

My Commission Expires: 3/8/89

FOR AND IN CONSIDERATION OF the sum of Ten Dollars ($10.00), the receipt and sufficiency of which are hereby acknowledged, Simon Hecklin, an unmarried man, Grantor, has bargained and sold, and by these presents does transfer and convey unto the said Fred F. Yazdian, Grantee, his heirs, successors, 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. 5 on the plan of Harpeth Trace Estates, Section Three, as of record in Plat Book 5200, pages 751, 752 and 753, Register's Office for Davidson County, Tennessee, to which reference is made for a more complete description of said lot.

Being the same property conveyed to Simon Hecklin by deed from Leslie C. Bates and wife, Judy Bates of record in Book 6968, page 871, Register's Office for Davidson County, Tennessee.

IDENTIFICATION REFERENCE

APR 3 4 20 PM '87

FELIX Z. WHITESELL REGISTER

11400

04/03 9.00-

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This is unimproved property.

This conveyance is expressly made subject to the following:

1. The lien for 1987 taxes, not yet due and payable.

2. Sewer easements of record in Book 4889, page 192, Book 5099, page 783, Book 5142, page 690, Book 5142, page 694, Book 5360, page 320, Book 5364, page 882, and Book 6407, page 892, Register's Office for Davidson County, Tennessee.

3. Overpass construction easement of record in Book 5102, page 956, said Register's Office with Seaboard Railroad (formerly L & N Railroad)

4. Declaration of covenants, conditions, restrictions, easements, rights of liens and or rights of assessments and limitations and or rights pertaining thereto as specified in instruments of record in Book 6274, page 148, and Book 5380, page 357, said Register's Office, including those contained in instruments for Harpeth Trace Services Association of record in Book 5120, page 199 and Book 5120, page 208, said Register's Office.

5. The Plan of record in Book 5200, pages 751, 752 and 753, said Register's Office shows an Owners Certificate, minimum building setback lines, building site area, easements for public utilities and drainage, and identified common areas.

~~TO HAVE AND TO HOLD~~ the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs, successors, and assigns, forever.

And Grantor does covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered and unrestricted except as to those matters set forth above to which this conveyance is expressly made subject.

And Grantor does further covenant and bind Grantor, his heirs, successors, and assigns, ~~to warrant and~~ forever defend ~~the title~~ to the said land to the said Grantee, his heirs, successors, and assigns against the lawful claims of all persons whomsoever except as to those matters set forth above to which this conveyance is expressly made subject.

Witness my hand this 2nd day of April, 1987.

Simon Hecklin
SIMON HECKLIN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Vicki J. Cason, a Notary Public of said County and State, SIMON HECKLIN, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 2nd day of April, 1987.

Vicki J. Cason
Notary Public

My Commission Expires: July 18, 1987

5113W/4-2-87