THIS INSTRUMENT PREPARED BY:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

00254673 BOOK 7253 PAGE 24

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Amin Safavi (NAME)	Mortgage Corporation of the (NAME)	MAP 162-9A
5510 Country Drive #106 CO (STREET ADDRESS OR ROUTE NUMBER)	2119 Sixth Avenue North (STREET ADDRESS)	PARCEL 106
Nashville, Tn. 37211 (CITY) (STATE) (ZIP)	Birmingham, Alabama 35202 (CITY) (STATE) (ZIP)	

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

Cash in hand paid by Amin Safavi and wife, Janice Safavi and other good and valuable considerations accepted as cash the receipt of all of which is hereby acknowledged,

Pamelia J. Baggett, unmarried

have this day bargained and sold, and do hereby transfer and convey unto the said Amin Safavi and wife, Janice Safavi

the Grantees herein, their (successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Townhouse No. 106, Building 17 on the Plan of Hickory Valley Condominium, Phase 2, of record in Book 4460, page 133, Register's Office for Davidson County, Tennessee, to which reference is here made, and held under the provisions of a Master Deed Establishing a Horizontal Regime, of record in Book 4659, page 32, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Pamelia J. Baggett, unmarried by deed from Ralph E. Dunning and wife, Janet S. Dunning of record in Book 5764, page 409, Register's Office of Davidson County, Tennessee.

3 1 2 5 9

IDENTIFICATION REFERENCE

JUN 1 1 03 AM '87

FRANK R. RHINEHART, REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 51,700.00

Subscribed and sworn to before me this the 29th *day of* May *19* 87

My commission expires 3-11-90 *(Affix Seal)*

Affiant Amin Safavi

Notary Public Patsy A. Martin

This is improved ( ) unimproved ( ) property, known as 5510 COUNTRY DRIVE, Nashville, Tn. 37211 *(House Number) (Street) P.O. Address: (City or Town)*

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees 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 Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 29th *day of* May *19* 87 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Pamelia J. Baggett

Pamelia J. Baggett, unmarried

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned Pamelia J. Baggett, unmarried, *a Notary Public in and for said County and State*

the within named bargainor, she, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 29th *day of* May, *19*87

Notary Public

Commission expires 3-11-90

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 (or proved to me on the basis of satisfactory evidence), 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

TO

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

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

$170000- CAMT.
144.76 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 151.26-
3344A06/01/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3 1 2 5 9

IDENTIFT REFERENCE

JUN 1 10 01 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 87769