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STATE OF TENNESSEE
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 172,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2 DAY OF June, 1987

Thomas W. Lawless
Notary Public

MY COMMISSION EXPIRES: 1-21-90

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Combos & Lawless, P. C., 1404 American Trust Bldg., Nashville, tN 37201

NAME ADDRESS

ADDRESS NEW OWNER(S) AS FOLLOWS:	MORTGAGEE:	MAP-PARCEL NUMBERS
Robert L. Van Doren, Jr. et ux (NAME)	Citicorp Homeowners, Inc. (NAME)	143-06-A
105 Harpeth Trace Court (STREET ADDRESS OR ROUTE NUMBER)	670 Mason Ridge Center Drive (STREET ADDRESS)	031.00 CO
Nashville, TN 37221 (CITY) (STATE) (P.O. ZIP)	St. Louis MO 63141 (CITY) (STATE) (P.O. ZIP)	

FOR AND IN 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, Firooz Yazdian and wife, Karen H. Yazdian

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert L. Van Doren, Jr. and wife, Lee M. Van Doren

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:

Land in Davidson County, Tennessee, being Lot No. 31, on the Plan of Harpeth Trace Estates, Phase One, of record in Book 5200, page 125, Register's Office for Davidson County, Tennessee.

Said Lot No. 31 fronts 58.7 feet on the Northerly side of Harpeth Trace Court and runs back 118' along the Easterly line and 106.5 feet along the westerly line to a line in the rear on which it measures 75 feet.

Being the same property conveyed to Firooz Yazdian and wife, Karen H. Yazdian by deed from Jerome L. Rosenblum, as to a five-eights (62.5%) undivided interest, and Frank G. Friedman, Trustee, with full power as to a three-eights (37.5%) undivided interest, of record in Book 6181, page 395, Register's Office for Davidson County, Tennessee.

3320

IDENTIFICATION REFERENCE

JUN 4 4 23 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is improved (X) unimproved ( ) property, known as 105 Harpeth Trace Court, Nashville, TN 37221
(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 heirs 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 convey 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 2 day of June, 19 87

Firooz Yazdian

Karen H. Yazdian

STATE OF TENNESSEE
County of Davidson

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Personally appeared before me, Firooz Yazdian and Karen H. Yazdian

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 2 day of June, 19 87.

Commission expires 1-21-90

Thomas W. Dawkins
Notary Public

STATE OF TENNESSEE
County of _____

Personally appeared before me, _____

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the _____ of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this _____ day of _____, 19____.

Commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

Firooz Yazdian

Karen H. Yazdian

TO

Robert L. Van Doren, Jr.

Lee M. Van Doren

Prepared by: COMBOS & LAWLESS, P.C.
ATTORNEYS AT LAW
AMERICAN TRUST BUILDING, SUITE 1404
301 UNION STREET
NASHVILLE, TENNESSEE 37201

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

RECEIVED OF _____

FOR _____

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CV - 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

172000.00- CAMT.
481.60 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 488.10-
5528A06/04/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

33208

IDENTIFICATION REFERENCE

JUN 4 4 28 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 89907