OFF REC

BOOK 7330 PAGE 829

File 27

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $139,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF August 19 87

Notary Public

MY COMMISSION EXPIRES: 3-1-90
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDDIE MONTGOMERY, ATTORNEY AT LAW
215 CENTERVIEW DRIVE, SUITE 150 - BRENTWOOD, TENNESSEE 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: (MORTGAGE COMPANY)	MAP-PARCEL NUMBERS
Gary L. Fields	Atlantic Coast Mortgage Company	155-08-0-A
(NAME)	(NAME)	
6141 Tuliptree Lane	3975 University Drive	040.00 CO
(ADDRESS)	(ADDRESS)	
Nashville, Tn. 37221	Fairfax, Virginia 22030	09D 79323
(CITY) (STATE) (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, Morris Eshaghpour Contracting

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gary L. Fields and wife, Karen F. Fields

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. 40 on the Plan of Poplar Creek Estates, Phase I, of record in Book 6250, page 647, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Morris Eshaghpour Contracting Corporation by deed from Poplar Creek Development Company of record in Book 6885, Page 606, Register's Office, Davidson County, Tennessee.

Subject to restrictions of record in Book 5349, page 923 and Book 6474, page 346, Book 6474, page 354, and amended in Book 6484, page 588 and Book 6484, page 587. said Register's Office.

This conveyance is subject to any and all existing easements of record.

57720

IDENTIFICATION REFERENCE

AUG 20 12 54 PM '87

VERA Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

CHECK THIS unimproved ( )
is improved (X) property, known as 6141 Tuliptree Lane, 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 my hand this 12th day of August 19 87

Morris Eshaghpour Contracting
By:

08A20 395x23=

9936

OFF REC

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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Personal'y appeared before me, the undersigned, a Notary Public in and for said County and State, the within-named Morris Eshaghpour Contracting

the bargainor, 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 and official seal at Brentwood, Tennessee, this 12th day of August, 19 87

Commission expires 3-11-90

Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within-said for the State and County aforesaid, personally appeared Morris Eshaghpour Contracting with whom I am personally acquainted and who upon his oath acknowledged himself to be the President respectively of the Morris Eshaghpour Contracting the within named bargainor, and corporation, and that (he) as such President being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Morris Eshaghpour as such President

Witness my hand and official seal at office at Brentwood on this the 12th day of August 19 87

My commission expires 3-11-90

Notary Public

WARRANTY DEED

FROM
Morris Eshaghpour Contracting

TO
Gary L. Fields and wife, Karen F. Fields

RETURN TO:
MONTGOMERY & ASSOCIATES
215 Centerview Drive, Suite 150
Brentwood, Tennessee 37027

EDDIE MONTGOMERY
ATTORNEY - AT - LAW
215 Centerview Drive, Suite 150
Brentwood, Tennessee 37027

OFFICIAL REC

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE MO - MORTGAGE WD - WARRANTY DEED TD - TRUST DEED	CC - CERTIFIED COPY REL - RELEASE UCC - UNIFORM COMMERCIAL CODE		MISC - MISCELLANEOUS CO TAX - STATE TAX CONVEY MO TAX - STATE TAX MORT PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

139900.00- CAMT.
391.72 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 398.22-
3803A08/20/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5.7.7.2

IDENTIFICATION REFERENCE

AUG 20 12 55 PM '87

FELIX Z. WILSON, II
DAVIDSON COUNTY REGISTER

No. 07678