5263
551327-1
Box 14

BOOK 7686 PAGE 286 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $108,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF October, 1988.

Notary Public

MY COMMISSION EXPIRES: 8/3/98

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Denney, Lackey & Chernau, P. O. Box 3429, Nashville, Tennessee 37219-0429
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gertrude K. McCluskey	Fidelity Federal Savings & Loan	104-15-193
(NAME)	(NAME)	
2122 Ashwood Avenue	401 Union Street	24W--08920
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37212	Nashville, Tennessee 37219	
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (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, Iraj Barahimi and Reza Shariati and Alireza Zare

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gertrude K. McCluskey and ~~wife~~, Robert A. McCluskey, both unmarried (Jwros) (Jwros)

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. 12 on the Revised Plan of H. P. Jacobs Subdivision, as of record in Book 547, page 65, Register's Office for said County.

Said Lot No. 12 fronts 60' 6 1/2" on the northerly margin of Ashwood Avenue and runs back 118' 6" on the westerly line and 125 feet on the easterly line to a line in the rear which measures 60 feet thereon.

Being the same property conveyed to Iraj Barahimi, a 40/100ths interest, Reza Shariati, a 30/100ths interest and Alireza Zare, a 30/100ths interest, as tenants in common by deed from Estelle McPherson Condon, unmarried as of record in Book 7591, page 528, said Register's Office.

The property herein described and conveyed in this instrument is not the usual place of residence of the grantors or their spouses.

This conveyance is made subject to the following: 0795 10/25 0101 03CHECK 362.90
The Plan of record in Book 547, page 65, said Register's Office, shows an Owner's Certificate, and certain easements and setback lines.

This is {unimproved (X)} {improved (X)} property, known as 2122 Ashwood Avenue, Nashville, Tennessee 37212
(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 their hands this 21st day of October, 19 88

Iraj Barahimi

M. Reza Shariati
Reza Shariati

Alireza Zare
Alireza Zare

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ~~Iraj Barahimi and Reza Shariati~~ and Alireza Zare

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 21st day of October, 1988.

Commission Expires 3/3/92

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19___.

Commission Expires _____ Notary Public

WARRANTY DEED

FROM
Iraj Barahimi and Reza Shariati and Alireza Zare

TO
Gertrude K. McCluskey and wife, Robert McCluskey, both unmarried

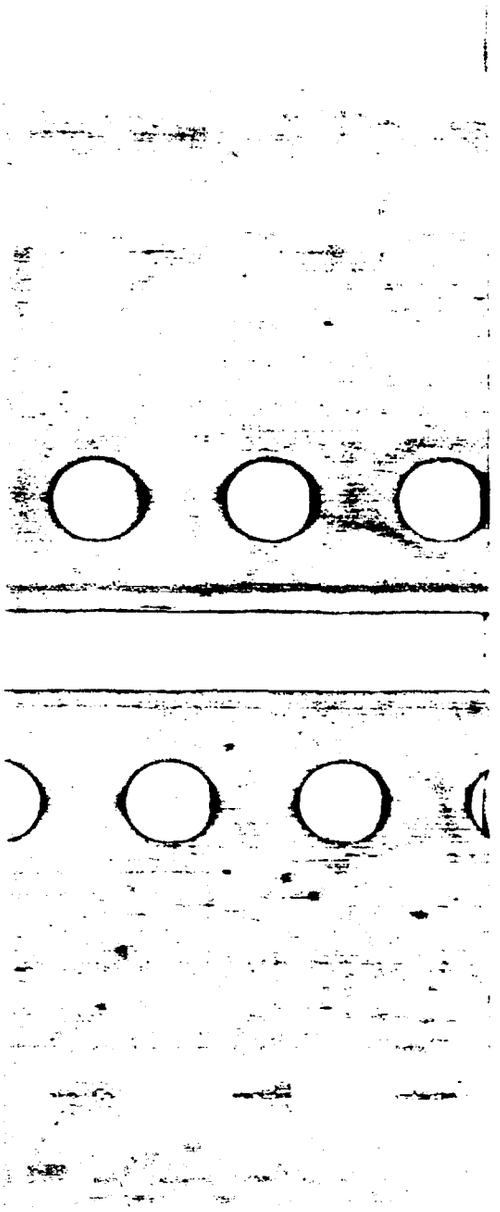
Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

7 9 5 9 2

IDENTIFICATION REFERENCE

OCT 25 2 31 PM '88

FELIX Z. WILSON III 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 TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 108000.00
CON TX 356.40
PRFEE 0.50
WDEED 6.00
TOTAL 362.90
CHECK 362.90

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/25/88 01 14:34 0001 0795

7.9.5.9.2.

IDENTIFICATION REFERENCE

OCT 25 2 31 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN

No. 147541