BOOK 7760 PAGE 1 1

First American Center
Nashville, Tennessee 37238
00258671
BOX 35

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Louis Phetteplace, IV (NAME)	Home Savings of America, F.A. (NAME)	MAP 64-12C
207 Lexington Way (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 7075 (STREET ADDRESS)	PARCEL 207
Hermitage, Tn 37076 (CITY) (STATE) (ZIP)	Pasadena, Ca 91109 (CITY) (STATE) (ZIP)	

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

Cash in hand paid by Louis Phetteplace, IV and other good and valuable considerations accepted as cash, the receipt and sufficiency of which are hereby acknowledged,

Akbar K. Arab

have this day bargained and sold, and do hereby transfer and convey unto the said Louis Phetteplace, IV, an unmarried person

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Building Envelope 207, on the plan of Lexington, a Planned Unit Development of record in Book 6250, pages 340 and 341, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being part of the same property conveyed to Akbar K. Arab by deed from A & G Enterprises, Inc., a Tennessee corporation, of record in Book 7456, page 194, Register's Office for Davidson County, Tennessee. Hengameh K. Arab joins in this conveyance to convey all rights she has as spouse of Akbar K. Arab.

COMMONLY KNOWN AS: 207 Lexington Way
Hermitage, TN 37076

0317 01/30 0101 03CHECK 514.70

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 154,000.00

Subscribed and sworn to before me this the 25 *day of* January *19* 90

Affiant

My commission expires: 11/12/90 *(Affix Seal)*

Notary Public

unimproved ( )
This is improved ( ) property, known as 207 Lexington Way, Hermitage, Tn 37076
(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 25th *day of* Jan. *19* 90 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Akbar K. Arab

Hengameh K. Arab

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me Judith L. Haggard, *a Notary Public in and for said County and State* Akbar K. Arab and Hengemah Arab

*the within named bargainor*s, *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, Davidson County *Tennessee, this* 25th *day of* January, *19* 89.

Judith L. Haggard *Notary Public*

Commission expires 7/13/91

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 _____

0 4 8 9 3:

IDENTIFICATION REFERENCE

Jan 30 10 39 AM '89

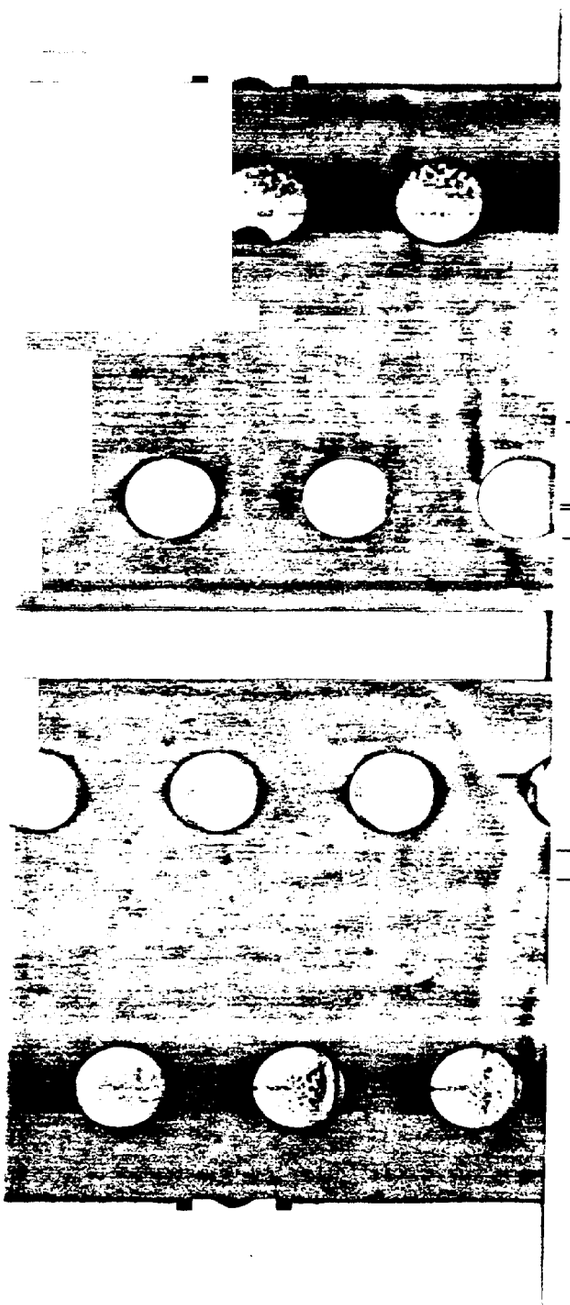
FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

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

CAMT 154000.00
CON TX 508.20
PRFEE 0.50
WDEED 6.00
TOTAL 514.70
CHECK 514.70

01/30/89 01 10:40 0001 0317

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04893

IDENTIFI REFFRENCE

Jan 30 10 39 AM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 176916