BOOK 7794 PAGE 789

RED BY:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238
00259095
BOX 35

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Douglas I. Maxwell, III (NAME)	Atlantic Coast Mortgage (NAME)	Map 144-11
6008 Hillsboro Road (STREET ADDRESS OR ROUTE NUMBER)	3975 University Drive, Suite 100 (STREET ADDRESS)	PARCEL 7
Nashville, TN 37215 (CITY) (STATE) (ZIP)	Fairfax, Virginia 22030 (CITY) (STATE) (ZIP)	

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

Cash in hand paid by Douglas I. Maxwell, III and wife, Lindsey Layton Maxwell and other good and valuable considerations accepted as cash, the receipt and sufficiency of which are hereby acknowledged,

Abdol Hosein Mani and wife, Maliheh Shaykh

have this day bargained and sold, and do hereby transfer and convey unto the said Douglas I. Maxwell, III and wife,

Lindsey Layton Maxwell

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

Land in Davidson County, Tennessee, being Lot No. 3 on the Plan of Hillsboro Park, Section I, as of record in Book 2331, pages 30 and 31, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Abdol Hosein Mani and wife, Maliheh Shaykh by deed from Steve Alan Hyman, unmarried, of record in Book 6296, page 850, Register's Office of Davidson County, Tennessee.

17031

IDENTIFICATION REFERENCE

Mar 16 2 13 PM '89

FELIX Z WILSON REGISTER
DAVIDSON COUNTY TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 200,0[illegible]

Subscribed and sworn to before me this the 13th *day of* March *19* 89

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

Affiant

Notary Public

unimproved ( )
This is improved ( ) property, known as 6008 Hillsboro Road, Nashville, TN 3721[illegible]
(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 13th *day of* March *19* 89*, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Abdol Hosein Mani
Abdol Hosein Mani
by Marlon D. Rogers
his Atty In Fact

Maliheh Shaykh
Maliheh Shaykh
by Marlon D. Rogers
her Atty In Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me _____, *a Notary Public in and for said County and State* _____

_____

_____

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

Witness my hand and official seal at _____ *Tennessee, this* _____ *day of* _____, *19*____.

_____ *Notary Public*

Commission expires _____

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 _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned Notary Public in and for said State and County, personally appeared Martha S. Rogers, to me known or satisfactorily proven to be the person who executed the foregoing instrument in behalf of ABDOL HOSEIN MANI AND WIFE MALIHEH SHAYKH and acknowledged that she executed the same as the free act and deed of the said ABDOL HOSEIN MANI AND WIFE MALIHEH SHAYKH.

Witness my hand and seal at Nashville, Tennessee this 13th day of March, 1989.

Notary Public, BEtsy B. Edwards

My commission expires 11/12/90

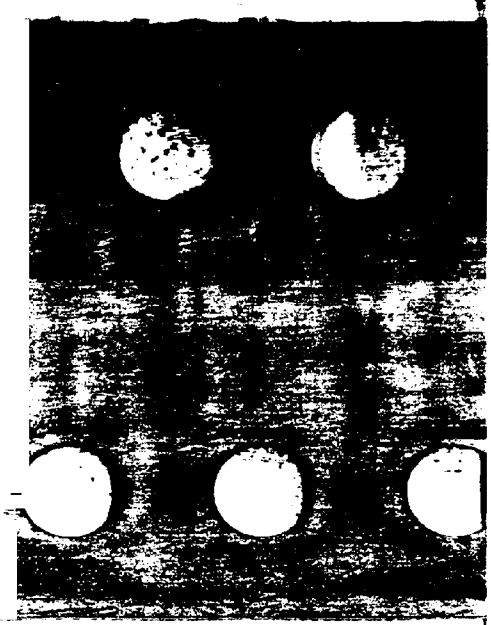
WARRANTY DEED

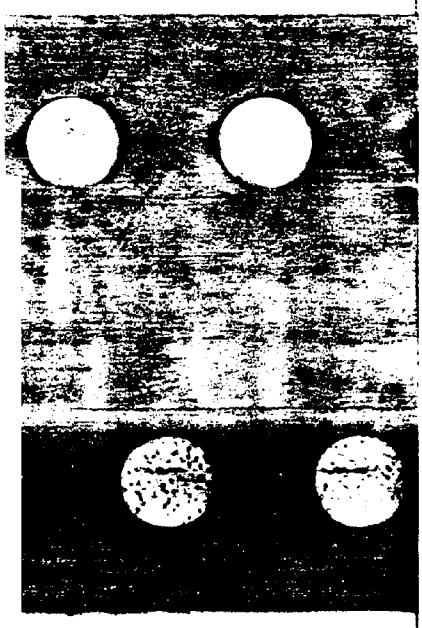
FROM

TO

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

6420 03/16 0101 03CHECK 666.50





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 200000.00
CON TX 660.00
PRFEE 0.50
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 6.00
TOTAL 666.50
CHECK 666.50

03/16/89 01 14:16 0001 6420

17031

IDENTIFICATION REFERENCE

Mar 16 2 13 PM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

No. 190944