Bof 20

ADDRESS NEW OWNERS	SEND TAX BILLS TO	MAP-PAR NO.
James D. Taylor, etux 415 Starliner Drive Nashville, TN	Atlantic Coast Mortgage Co. 3975 University Drive Fairfax, VA 22030	Map 90-16 Par 129 8DA-32909

BOOK 7833 PAGE 331

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantee(s) and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption of a certain Deed of Trust of record in Book 6916, Page 809, Register's Office for Davidson County, Tennessee, to secure to Atlantic Coast Mortgage Company, the original principal amount of $79,100.00, payable as therein specified; we, **AHMAD MUZAFERY AND ALEM MUZAFERY**, have bargained and sold, and by these presents do transfer and convey unto the said **JAMES D. TAYLOR and wife, VICKIE J. TAYLOR**, the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND IN Davidson County, Tennessee, being Lot No. 1028 on the Plan of Charlotte Park, Section 13, as of record in Book 2900, pages 142 and 143, 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 Ahmad Muzafery and Alem Muzafery by deed from Billy J. Foote and wife, Gynell Foote, of record in Book 6916, Page 806, said Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions, easements and plats of record in Register's Office for said County.

This is improved property, known as: **415 Starliner Drive, Nashville, Tennessee**

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.

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 15th day of May, 1989

Ahmad Muzafery

Alem Muzafery

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ahmad Muzafery and Alem Muzafery, the 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, Tennessee, this 1st day of May, 1989

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5-20-92

****

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or true value, whichever is greater, for this transfer is $9,852.21

AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME THIS 1st DAY OF May, 1989

NOTARY PUBLIC

MY COMMISSION EXPIRES:
5-20-92

30342

IDENTIFICATION

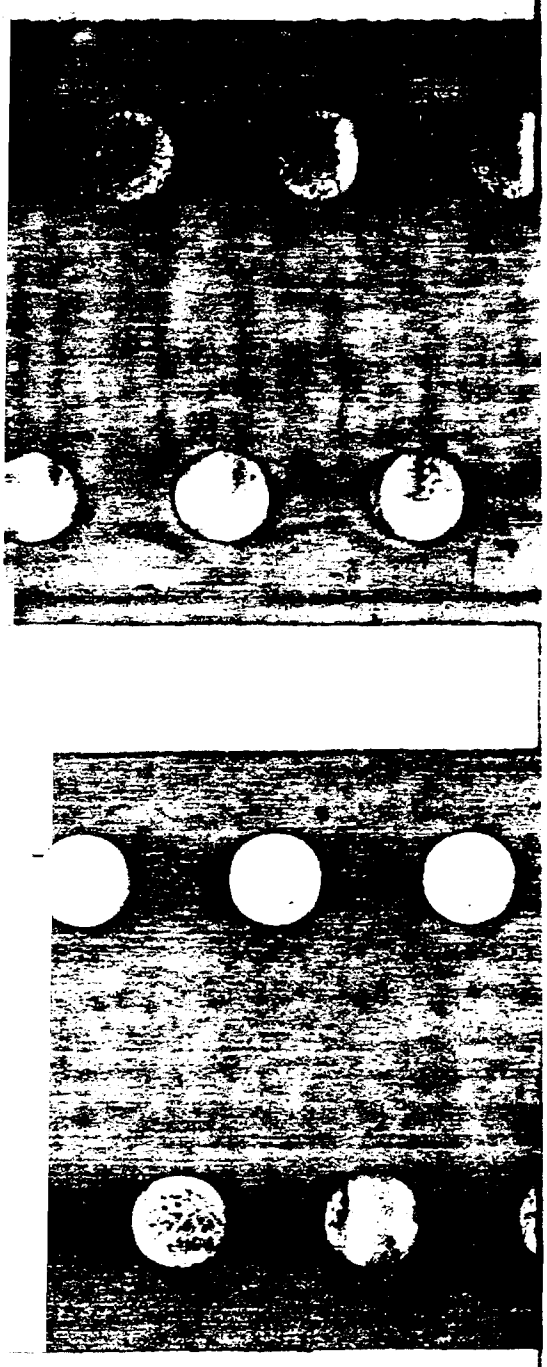
MAY 4 12 21 PM '89

3031 05/04 0101 03CHECK 309.77

This instrument was prepared by:

Rick M. Johnson, 3221 Nolensville Road, Nashville, Tennessee 37211

(615) 833-5858



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	91852.21
CON TX	303.27
PRFEE	0.50
WDEED	6.00
TOTAL	309.77
CHECK	309.77

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/04/89 01 12:22 0001 3031

30342

IDENTIFICATION REFERENCE

MAY 4 12 21 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 206496