COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 41,983.41

Paulette Barkley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE ~~16th~~ 10th DAY OF ~~June~~ July 1989.

Clara Kay Hollins
Notary Public

MY COMMISSION EXPIRES 5-12-92

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTORNEY
101 Westpark Drive, Suite 350, Brentwood, TN 37027

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO /and Mortgagee is:	MAP-PARCEL NUMBERS
Nazem Arakzeh et ux (NAME)	Dominion Bankshares Mortgage Corp. (NAME)	11W 84780
3819 Sentinel Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 12701 (STREET ADDRESS)	104-01-0-098.00
Nashville, TN 37209 (CITY) (STATE) (P. O. ZIP)	Roanoke, VA 24027-2701 (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, Betty Jean Faulkner, unmarried and Evalena Vanatta, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Nazem Arakzeh and wife, Lane Arakzeh

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. 13 on the plan of Second Revised, Valley View Subdivision, Section One, of record in Book 2331, page 113, Register's Office for said County.

Said Lot No. 13 fronts 50 feet on the southerly margin of Sentinel Drive and extends back 149.1 feet on the westerly line and 150 feet on the easterly line to a dead line in the rear, measuring 50 feet thereon.

Being the same property conveyed to Betty Jean Faulkner, unmarried and Evalena Vanatta, unmarried by deed from George S. Appleton and wife, Betty P. Appleton of record in Book 6495, page 838, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants of record in Book 2446, page 146, as amended in Book 2487, page 19, said Register's Office, and to the matters set forth in the above referenced plan of record.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust of record in Book 6495, page 841, as re-recorded in Book 6610, page 915, said Register's Office, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

8420 FILED FOR RECORD JUL 11 2 54 PM '89 ENTERED FOR RECORD

4193 07/11 0101 03CHECK 145.60

This is improved XX unimproved ( ) property, known as 3819 Sentinel Drive (House Number) (Street) Nashville, TN (P. O. Address) (City or Town) 37209 (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 our hand s this 16th day of June, 1989

Betty Jean Faulkner
Betty Jean Faulkner

Evalena Vanatta
Evalena Vanatta

INDIVIDUAL ACKNOWLEDGEMENT

State of Tenneesee
County of Williamson

BOOK 7886 PAGE 499

Personally appeared before me, the undersigned, a Notary Public of said county, Betty Jean Faulkner, unmarried and Evalena Vanatta, unmarried

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 purpose therein contained.

WITNESS my hand, at office, this 16th day of June, 19 89.

NOTARY PUBLIC

My commission expires: 7-23-91

CORPORATE ACKNOWLEDGEMENT

State of _____

County of _____

Before me, _____ 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 himself to be President (or other officer authorized to execute the instrument) 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 himself as _____.

WITNESS my hand and seal, at office in _____, this _____ day of _____, 19____.

NOTARY PUBLIC

My commission expires:

WARRANTY DEED

FROM

Betty Jean Faulkner, unmarried and

Evalena Vanatta, unmarried

TO

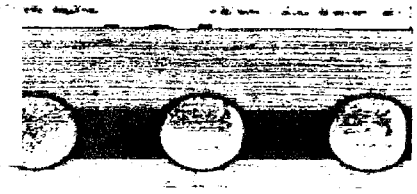
Nazem Arakzeh and wife,

Lane Arakzeh

PATRICIA SPICER CARDEN
Attorney at Law
101 Westpark Drive, Suite 350
Brentwood, Tennessee 37027

OFFICIAL RECEIPT

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



RECEIVED OF _____

FOR _____

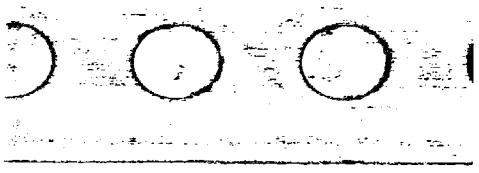
BOOK 7886 PAGE 500

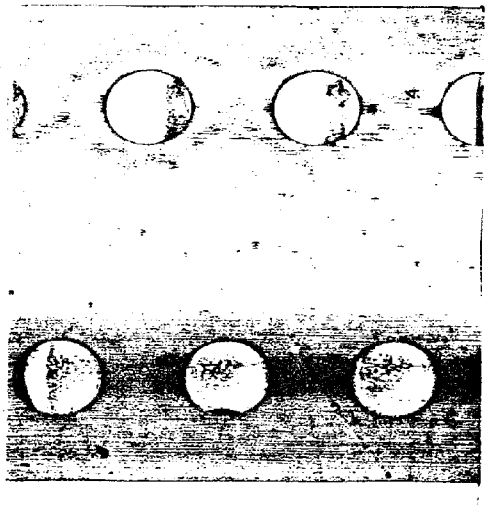
CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

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
				CAMT 41983.41
				CON TX 138.60
				PRFEE 1.00
				WDEED 6.00
				TOTAL 145.60
				CHECK 145.60
			07/11/89 01	14:55 0001 4193





RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

48420

IDENTIFICATION

JUL 11 2 54 PM '89

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY

No. 227892