BOX 12 21558365

BOOK 7946 PAGE 521

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ ~~XXXX~~ 145,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
15th DAY OF September 19 89

Notary Public

MY COMMISSION EXPIRES: 8-8-92
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY AT LAW
25 Century Blvd. - Suite 405, Nashville, TN 37214 111 West College Street, Murfreesboro, TN 37130 719 N. Second Street, Clarksville, TN 37040

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Phillip J. Shraybman	Metropolitan Federal Savings & Loan	MAP 155-8-A
(NAME)	(NAME) Assn.	
6148 Tulip Tree Lane	230 4th Avenue N.	PARCEL 37
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37221	Nashville, TN 37219	9D-79320
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Thomas J. Roberts and wife, Cheryl L. Roberts

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Phillip J. Shraybman and wife, Zhaneta Shraybman

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. 37 on the Plan of Poplar Creek Estates, Phase One, of record in Book 6250, Page 647, said Register's Office to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Thomas J. Roberts and wife, Cheryl L. Roberts by deed from Morris Eshaghpour Contracting Corporation filed for record April 10, 1987, at 9:47 A.M., in Book 7198, Page 980, Register's Office Davidson County, Tennessee.

This conveyance is subject to any and all existings easements and restrictions of record.

Restrictive Covenants of record in Book 6474, Page 346, Book 6486, Page 587, Book 7270, Page 648, Book 6662, Page 433, Book 6804, Page 536, Register's Office Davidson County, Tennessee.

3306 09/26 01:01 00CHECK 485.50

6924 I

IDENTIFICATION REFERENCE

SEP 26 3 47 PM '89

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (X) property, known as 6148 Tulip Tree Lane, Nashville, Tennessee 37221
(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 our hand S this 23rd day of August, 1989

Thomas J. Roberts

Cheryl L. Roberts

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ DAVIDSON

BOOK 7946 PAGE 522

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Thomas J. Roberts and wife, Cheryl L. Roberts

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 23rd day of August 1989

Commission expires My Commission Expires SEPT. 26, 1992

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

_____
Notary Public

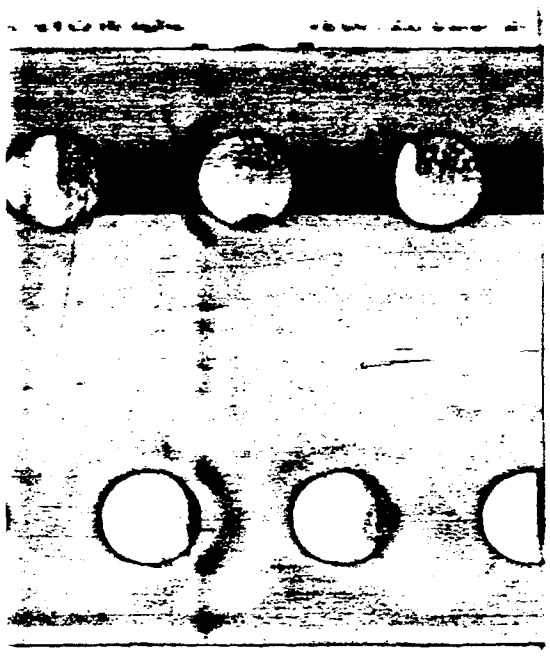
WARRANTY DEED

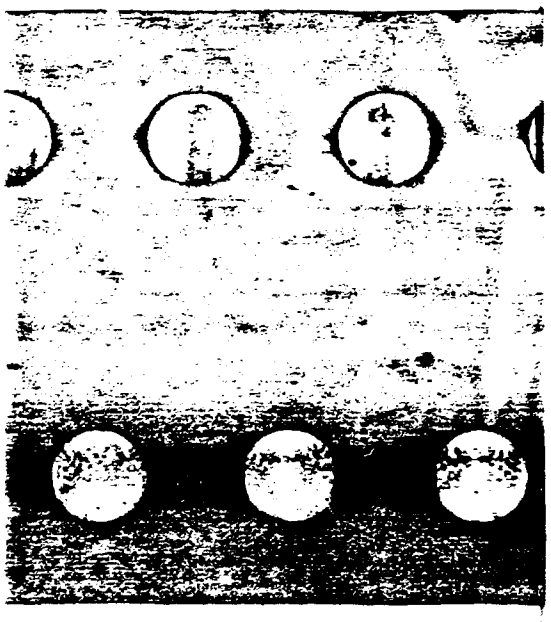
FROM
Thomas J. Roberts and wife, Cheryl L. Roberts

TO
Phillip J. Shraybman and wife, Zhaneta Shraybman

RETURN TO:
CUMBERLAND TITLE COMPANY
☐ 25 Century Blvd. -, Suite 405, Nashville, Tennessee 37214
☐ 111 W. College Street, Murfreesboro, Tennessee 37130
☐ 719 N. Second Street, Clarksville, Tennessee 37040

EDWARD SEDDON
ATTORNEY - AT - LAW





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7946 PAGE 523

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 145000.00
CON TX 478.50
PRFEE 1.00
WDEED 6.00
TOTAL 485.50
CHECK 485.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09/26/89 01 15:47 0001 8366

6924 I.

IDENTIFI REFERENCE

SEP 26 3 47 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 252314