This instrument prepared by:
Cannon and Lackey
344 Fourth Avenue North
Nashville, TN 37219
Box 33

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Box 33

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Jack D. Irby, Jr. (NAME)	Bailey Mortgage Company (NAME)	162-11
565 Michele Drive (STREET ADDRESS OR ROUTE NUMBER)	200 South Lamar (STREET ADDRESS)	26 Jw
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Jackson, Miss 39215 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND 00/100----------($10.00)---------- *Dollars,*

cash in hand paid by the hereinafter named grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged,

Parviz Youssefi and wife, DeAnne C. Youssefi

have this day bargained and sold, and do hereby transfer and convey unto the said

Jack D. Irby, Jr., and wife, Leana M. Irby

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. 66 on the plan of Whittemore Valley, Section 4, of record in Book 6250, page 873, Register's Office for said County.

Said Lot No. 66 fronts 70.00 feet on the broken southeasterly margin of Michele Drive and extends back 245.59 feet on the northeasterly line to a dead line in the rear, measuring 49.27 feet thereon.

Being the same property conveyed to Parviz Youssefi and wife, DeAnne C. Youssefi, by deed of record in Book 7256, page 544, Register's Office for Davidson County, Tennessee.

This conveyance is subject to a deed of trust of record in Book 7256 page 547, securing Bailey Mortgage Company in the original principal sum of $74,217.00, said deed of trust is being assumed by the grantee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $76,175.58

Affiant

Subscribed and sworn to before me this the 7 *day of* March, 1990

My commission expires: 9/26/92 *(Affix Seal)*

Notary Public

This is improved (X) unimproved ( ) property, known as 565 Michele Drive (House Number) (Street) Antioch, (P.O. Address:) TN 37013 (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 7 *day of* March, 1990, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X Parviz Youssefi
Parviz Youssefi

X DeAnne C. Youssefi
DeAnne C. Youssefi

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* Parviz Youssefi and wife, DeAnne C. Youssefi,

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, TN *Tennessee, this* 7 *day of* March, *19*90.

Notary Public

Commission expires 9/26/92

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, [redacted], *a Notary Public of the State and County aforesaid, personally appeared* [redacted], *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 _____

1 U U 7 2

IDENTIF. REFERENCE

MAR 12 1 20 PM '90

DAVIDSON COUNTY

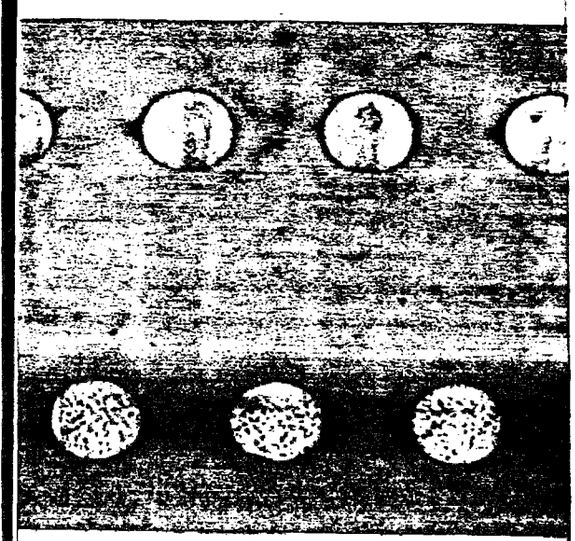
WARRANTY DEED

FROM

TO

1595 03/12 0101 03CHECK 258.46





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 76175.58
				CON TX 251.46
				PRFEE 1.00
				WDEED 6.00
				TOTAL 258.46
				CHECK 258.46
			03/12/90 01	13:17 0001 1595

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10072

IDENTIF. REFERENCE

MAR 12 1 20 PM '90

DAVIDSON COUNTY T.N.

No. 300074