BOOK 8075 PAGE 162

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 20,500.00
X Mahyar Gharacholou
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
27th DAY OF March 19 90
Notary Public
MY COMMISSION EXPIRES January 19, 1992
(AFFIX SEAL)

Mail

THIS INSTRUMENT WAS PREPARED BY
Jordan and Associates., One Burton Hills Blvd, Ste.220, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mahyar Gharacholou (NAME)	Same (NAME)	~~PART OF~~
4909 Stillwood Dr. (ADDRESS)	(ADDRESS)	~~101-173~~
Nashville, TN 37220 (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, ~~Eugene Campbell and wife, Virginia Campbell and Michael Campbell~~

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mahyar Gharacholou

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:

Beginning at a fence post in the southerly line of Felix C. Langly, as recorded in Deed Book 3163, page 117, R.O.D.C.T., and being the northwesterly corner of the Mike Campbell tract as recorded in Deed Book 7420, page 301,R.O.D.C.T.;

THENCE, with said Felix C. Langly's southerly line south 66 degrees 54'16" east, 189.33 feet to an iron pin at a 30 inch elm;

THENCE, with the southerly line of Mike Campbell, as recorded in Deed Book 5735, page 382, R.O.D.C.T., north 89 degrees 23'18"east, 128.27 feet to a point;

THENCE, severing the Mike Campbell tract, as recorded in Deed Book 7420, page 301, R.O.D.C.T., south 52 degrees 48'13" east 66.58 feet to a point;

See attached for contination of legal description
Being part of the same property conveyed to Michael and Eugene Campbell by deed from Thomas R. Carlton, Sr., and wife Eleanor H. Carlton of record in Book 6985, page 647, Register's Office, Davidson County, Tennessee.

4392 IDENTIF. REFERENCE MAR 29 9 49 AM '90 DAVIDSON COUNTY TN.

6708 03/29 0101 03CHECK 77.65

unimproved (X)
This is improved ( ) property, known as Gower Road, Lot 6, Nashville, TN 37209
(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 hands this 27th day of March, 19 90

Eugene Campbell

Michael Campbell

Virginia Campbell

Virginia Campbell

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Eugene Campbell and wife, Virginia Campbell and Michael Campbell

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 27th day of March 19 90

Commission expires January 11, 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
Eugene Campbell and wife, Virginia Campbell and Michael Campbell

TO
Mahyar Gharacholou

RETURN TO:
Jordan and Associates.
One Burton Hills Blvd, Ste.220
Nashville, TN 37215

THENCE, south 13 degrees 42'39" west, passing an iron pin set at 537.81 feet in al 562.81 feet to a point in the centerline of a private road;

THENCE, with the said private road centerline, the following calls: north 76 degrees 17'21" west, 50.07 feet to a point;

THENCE, along the arc of a curve to the right, having a radius of 200.00 feet, a central angle of 33 degrees 07'18", a chord bearing and distance of north 59 degrees 43'42" west, 114.01 feet to a point;

THENCE, north 43 degrees 10'02" west, 209.40 feet to a point in the easterly line of W.H. Stringfellow, as recorded in Deed Book 41, page 194, R.O.D.C.T.;

THENCE, leaving the aforesaid private road with said easterly line of W.H. Stringfellow, north 35 degrees 05'31" east, passing an iron pin set at 25.53 feet, in all, 356.84 feet to the point of beginning and containing 5.00 acres more or less.

This tract is both subject to and is to be served access by a 50 foot wide ingress and egress easement as shown on the attached exhibit. The centerline of which is described by metes and bounds as follows:

BEGINNING at a point, at the centerline intersection of Gower Road and a 50.00 foot wide ingress/egress, also being north 25 degrees 12'19" east, 26.00 feet from the southeast corner of Mike Campbell, as recorded in Deed Book 7420, page 301, R.O.D.C.T.;

THENCE, leaving Gower Road and with the centerline of a 50.00 foot ingress/egress easement, the following calls: north 78 degrees 17'41" west, 111.36 feet to a point;

THENCE, along the arc of a curve to the left, having a radius of 250.00 feet a central angle of 17 degrees 53'07", a chord bearing and distance of north 87 degrees 14'14" west, 77.72 feet to a point;

THENCE, south 83 degrees 49'13" west, 193.18 feet to a point;

THENCE, along the arc of a curve to the right, having a radius of 250.00 feet, a central angle of 50 degrees 49'12", a chord bearing and distance of north 70 degrees 46'11" west, 214.55 feet to a point;

THENCE, north 45 degrees 21'35" west, 100.47 feet to a point;

THENCE, along the arc of a curve th the left, having a radius or 1,018.00 feet, a central angle of 30 degrees 55'46", a chord bearing and distance of north 60 degrees 49'28" west, 542.89 feet to a point;

THENCE, north 76 degrees 17'21" west, 180.52 feet to a point;

THENCE, along the arc of a curve to the right, having a radius of 200.00 feet, a central angle of 33 degrees 07'18", a chord bearing and distance of north 59 degrees 43'42" west, 114.01 feet to a point;

THENCE, north 43 degrees 10'02" west, 209.40 feet to a point in the easterly line of W.H. Stringfellow, as recorded in Deed Book 41, page 194, R.O.D.C.T., and also being the point of termination.

Also included in this tract is a future 50.00 feet access easement to be described as follows and as shown on the attached exhibit which is described by metes and bounds as follows:

BEGINNING at the centerline of Gower Road and the southwesterly corner of James R. Hinchman, as recorded in Deed Book 7420, page 301. R.O.D.C.T., and also being the southeasterly corner of Mike Campbell as recorded in Deed Book 7420, page 301;

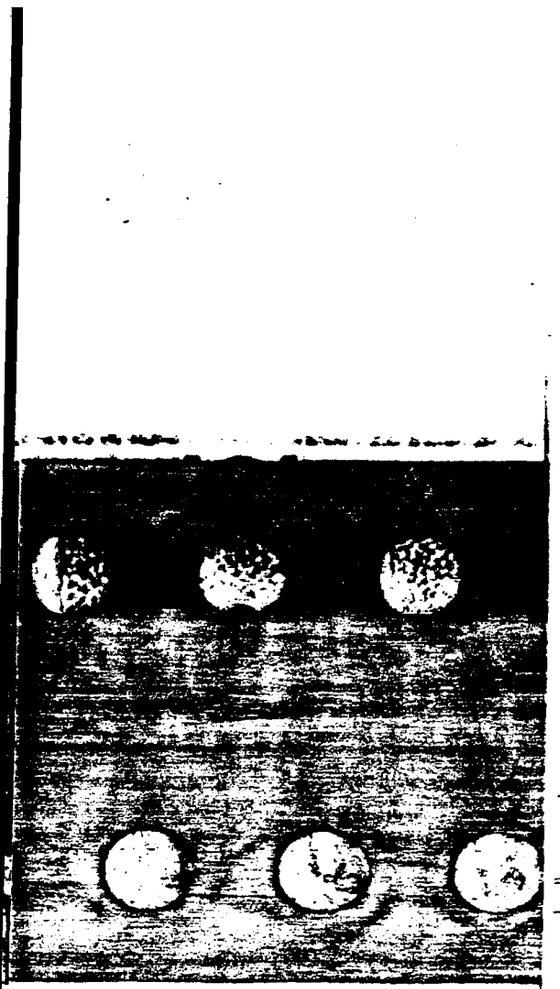
THENCE, with the westerly line of said James R. Hinchman, north 52 degrees 48'13" west, 447.01 feet to an iron pin;

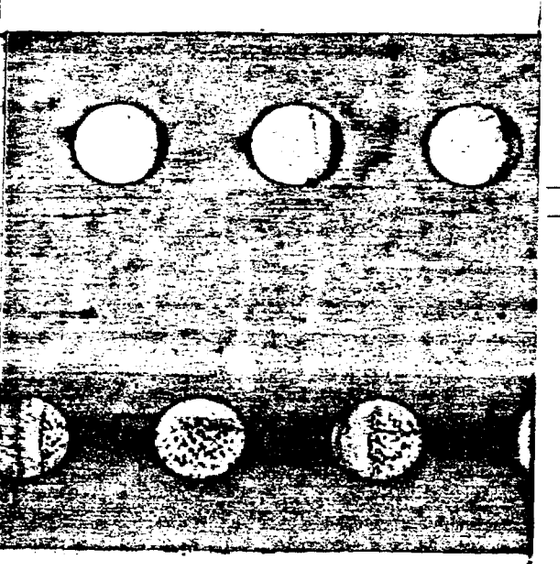
THENCE, severing the Mike Campbell tract as recorded in Deed Book 7420, page 301, R.O.D.C.T., north 52 degrees 48'13" west, 511.21 to a point;

THENCE, south 37 degrees 11'47" west, 50.00 feet to a point;

THENCE, south 52 degrees 48'13" east, 968.84 feet to a point in the centerline of Gower Road;

THENCE, with said centerline north 25 degrees 12'19" east, 51.12 feet to the point of beginning and containing 1.0 acres more or less.





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 20500.00
CON TX 67.65
PRFEE 1.00
WDEED 9.00
TOTAL 77.65
CHECK 77.65

03/29/90 01 09:48 0001 6708

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11 43 92

IDENTIF. TREFERENCE

MAR 29 9 50 AM '90

DAVIDSON COUNTY TN.

No. 305123