Box 1

THIS INSTRUMENT PREPARED BY: **WILKINS & IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:	MORTGAGEE:	MAP-PARCEL NUMBERS:
Saeed Foroudastan 504 Shaker Court Antioch, TN 37013	Atlantic Coast Mortgage Company 12700 Fair Lakes Circle #400 Fairfax, VA 22033	150-03-439 02D 75813

WARRANTY DEED BOOK 8189 PAGE 159

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Thomas Holt Scott and wife, Pamela Joyce Scott, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Saeed Foroudastan hereinafter called the Grantee, Grantee's 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. 371 on the plan of "The Country" Section Eight, 2nd Revision, of record in Book 6250, Pages 912 and 913, Register's Office for said County.

RE-RECORD BOOK 8198 PAGE 980

SAID Lot No. 371 fronts 35.00 feet on the northerly margin of Shaker Court and extends back 165.01 feet on the easterly line and 155.00 feet on the southwesterly line to a broken line in the rear, measuring 214.26 feet thereon.

BEING the same property conveyed to Thomas Holt Scott and wife, Pamela Joyce Scott, by deed from Dan R. Dodd and wife, Jackie S. Dodd, of record in Book 6534, Page 418, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 6764, Page 735, Register's Office for Davidson County, Tennessee.

5484 FILED FOR NATIONAL TITLE SEP 5 10 06 AM '90 FILED & RECORDED

6005 09/05 0101 03CHECK 358.45

This is (XX) improved property, known as 504 Shaker Court, Antioch, Tennessee 37013.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 5 day of July, 1990.

Thomas Holt Scott

Thomas Holt Scott

Pamela Joyce Scott

Pamela Joyce Scott

STATE OF TENNESSEE
COUNTY OF Shelby

On this 5 day of July, 1990, before me personally appeared Thomas Holt Scott and Pamela Joyce Scott, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

My Commission Expires: 9/91

Billy Joe Regal
Notary Public

[redacted]

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, 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 ___self to be the President (or other officer authorized to execute the instrument) of the _____ _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ___self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

BOOK 8189 PAGE 160

STATE OF TENNESSEE
COUNTY OF DAVIDSON

RE-RECORD BOOK 8198 PAGE 981

The actual consideration or value, whichever is greater, for this transfer is $ 106,500.00.

Saeed Foroudastan
Affiant

Subscribed and sworn to before me, this the 31st day of August, 1990.

My Commission Expires: 12-9-94

Notary Public

RE-RECORD
5 8 4 2 3

WARRANTY DEED

from:
THOMAS HOLT SCOTT, ET UX

to:

SAEED FOROUDASTAN

IDENTIFICATION

SEP 19 10 38 AM '90

0136 09/19 0101 03CHECK 6.00

WILKINS & IVEY

Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN 30154