BOOK 8425 PAGE 587

271

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 123,900.00
x John Benjamin Marshall
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
15th DAY OF August 19 91
Notary Public
MY COMMISSION EXPIRES September 28 1992
(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE STATE AT LARGE

THIS INSTRUMENT WAS PREPARED BY
Linda S. Harris, Attorney, 761 Old Hickory Blvd. Suite 305, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
John Benjamin Marshall	CTX Mortgage Company	156-1B
(NAME)	(NAME)	
7836 Harpeth View Drive	2525 Perimeter Place, S-201	14CO
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	Nashville, TN 37214	9D80547
(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, Morris Eshaghpour Contracting

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John Benjamin Marshall and wife, Ann Michelle Marshall

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:

BEING Lot No. 14 on the Plan of Harpeth View Subdivision of record in Plat Book 6900, page 319, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Morris Eshaghpour Contracting Corporation, a Tennessee Corporation by deed from C.C.M. Homes, a Joint Venture composed of Patricia Collins and Eugene T. Colli of record in Book 7207, page 744, Register's Office for Davidson County, Tennessee.

Subject to restrictions of record in Book 7112, page 341, and in Book 7242, page 537 said Register's Office.

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

5594 08/22 0101 03CHECK 465.43

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TENNESSEE REAL ESTATE TRANSFER AUG 22 10 18 AM '91

unimproved ( )
This is improved (x) property, known as 7836 Harpeth View Drive, Nashville, TN 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 my hand this 15th day of August, 19 91

Morris Eshaghpour Contracting
By: Morris Eshaghpour
Morris Eshaghpour, President

BOOK 8425 PAGE 588

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19_____ .

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Morris Eshaghpour and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the President and _____ respectively of the Morris Eshaghpour Contracting the within named bargainor, and corporation, and that he as such President 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 Morris Eshaghpour as such President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Brentwood, TN on this the 15th day of August 19 91 .

My commission expires September 26, 1992

_____
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

FROM

Morris Eshaghpour Contracting

TO

John Benjamin Marshall and wife, Ann ~~Michelle Marshall~~

RETURN TO:

Linda S. Harris, Attorney
761 Old Hickory Blvd. Suite 305
Brentwood, TN 37027

OFFICIAL RECEIPT

FELIX Z WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8425 PAGE 589

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 123900.00

CON TX 458.43

PRFEE 1.00

WDEED 6.00

TOTAL 465.43

CHECK 465.43

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/22/91 01 10:18 0001 5594

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IDENTIFICATION REFERENCE

Aug 22 10 18 AM '91

No. 452104