PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (ljh) (Title No: 31643)
Dav. Co. File: Box 8

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 660000.00

Affiant

Sworn and subscribed before me this 6th day of March, 1992.

Notary Public

My Comm. Expires: 9/26/92

ADDRESS NEW OWNER:
Manouchehr Farazmand, et ux
19945 Septo Street
Chatsworth, CA 91311

RESPONSIBLE FOR PAYMENT OF TAXES:
SAME

MAP-PARCEL NUMBERS
M1-149-7-A-Parcels 1 through 32 and 90 through 123

WARRANTY DEED
(Corporate)

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, the undersigned **Chelsea Development Corporation**, a corporation, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Manouchehr Farazmand and wife, Malakah Ahmadzadeh,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being 66 lots designated as Lots Nos. 1 thru 32, inclusive, and 90 thru 123, inclusive, on the plan of Chelesa Village, of record in Book 7900, page 119, 120 and 121, Register's Office for said county to which plan and reference is made for a more complete description thereof.

BEING the same property conveyed to Chelsea Development Corporation by deed from Mohammand Izadian Bidgoli of record in Book 7273, page 105, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 8081, Page 329 and Book 8083, page 386, said Register's Office, and to the matters set forth in the referenced Plan of record.

9 1 4 6 3

IDENTIFICATION REFERENCE

MAR 11 12 30 PM '92

DAVIDSON COUNTY, TN

3375 03/11 0101 03CHECK 2449.00

This is improved property, known as: Map 1-149-7-A, Parcels 1 through 32 and 90 through 123, Chelsea Village, Nashville, TN

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.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's successors 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.

WITNESS THE EXECUTION HEREOF this 6th day of March, 1992.

Chelsea Development Corporation

By: Mohamad Shahdadi
Title:

State of Tennessee
County of Davidson

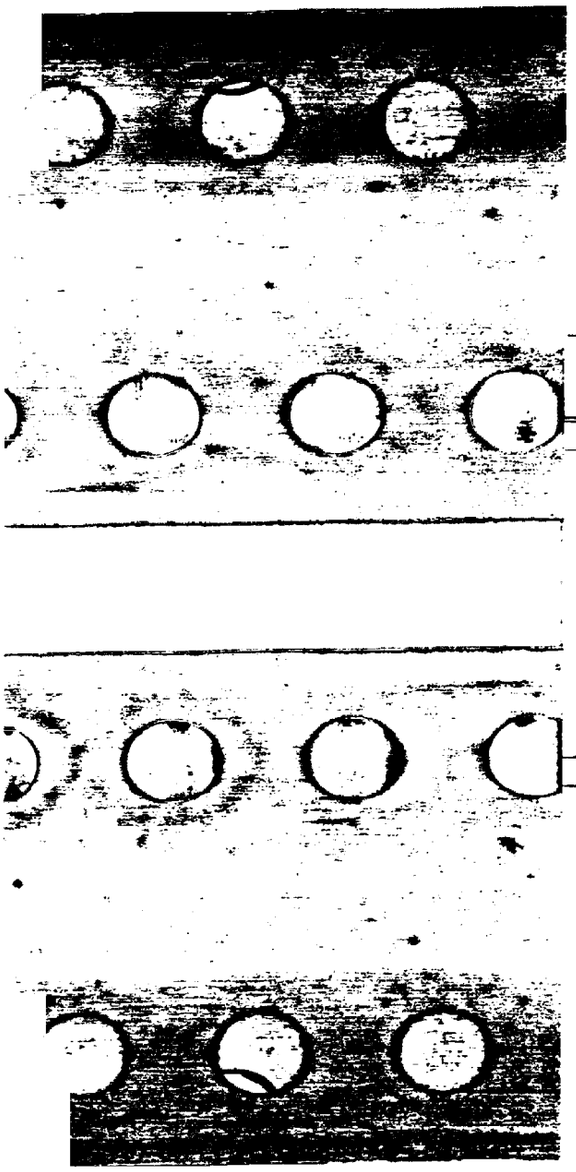
Before me, the undersigned, personally appeared Mohamad Shahdadi, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged and was identified as President (or other officer authorized to execute this instrument) of Chelsea Development Corporation, the within named bargainor, a corporation, and the execution of the foregoing instrument as such officer for the purposes therein contained, by signing in the name of the corporation as such officer.

Witness my hand and official seal, at office in Nashville, Tennessee, this 6th day of March, 1992.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 9/26/92

Notary Public



OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8572 PAGE 28

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 660000.00
				CON TX 2442.00
				PRFEE 1.00
				WDEED 6.00
				TOTAL 2449.00
				CHECK 2449.00
			03/11/92 01	12:30 0001 5375

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9146.3

IDENTIFI REFERENCE

MAR 11 12 30 PM '92

DAVIDSON COUNTY, TN

No. 509823