File 27A

BOOK 8595 PAGE 289

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 147,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
3rd DAY OF April 19 92

Notary Public

MY COMMISSION EXPIRES: September 26, 1992
(AFFIX SEAL)

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
Rama T. Naidu (NAME)	First Republic Mortgage (NAME)	130-5
6449 Fleetwood Drive (ADDRESS)	6012 Wilmington Pike (ADDRESS)	64
Nashville, TN 37209 (CITY) (STATE) (ZIP)	Dayton, Ohio 45459 (CITY) (STATE) (ZIP)	8DA55290

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, Ruth M. Ismail, a widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rama T. Naidu, unmarried

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. 292 on the Plan of Horton Heights, Section "H", as of record in Book 3600, page 100, 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 Mohammed Ismail and wife, Ruth M. Ismail by deed from Mohammed Ismail of record in Book 5681, page 856 and also by deed from Alvin T. Mayberry and wife, Grace W. Mayberry of record in Book 5189, page 856, Register's Office for Davidson County, Tennessee. The said Mohammed Ismail having since died.

Subject to restrictions of record in Book 3868, page 740, said Register's Office.

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

Together conveyed herein is an Easement for retaining wall and asphalt drive as shown in Book 8595, page 286, said Register's Office.

unimproved ( )
This is improved ( ) property, known as 6449 Fleetwood Drive, 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 my hand this 3rd day of April, 19 92

Ruth M. Ismail
Ruth M. Ismail

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, the within named Ruth M. Ismail, a widow

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 3rd day of April 1992

Commission expires September 26, 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

STATE OF TENNESSEE
County

On this _____ day of _____, 19____, personally appeared before me, _____, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the "attorney-in-fact" of

_____

and is authorized by them to execute this instrument on their behalf, as their free act and deed.

Witness my hand, at office, this _____ day of _____, 19____.

My commission expires:

_____

_____
Notary Public

7999 04/07 0101 03CHECK 552.75

99447

IDENTIFICATION REFERENCE

WARRANTY DEED

FROM

Ruth M. Ismail

TO

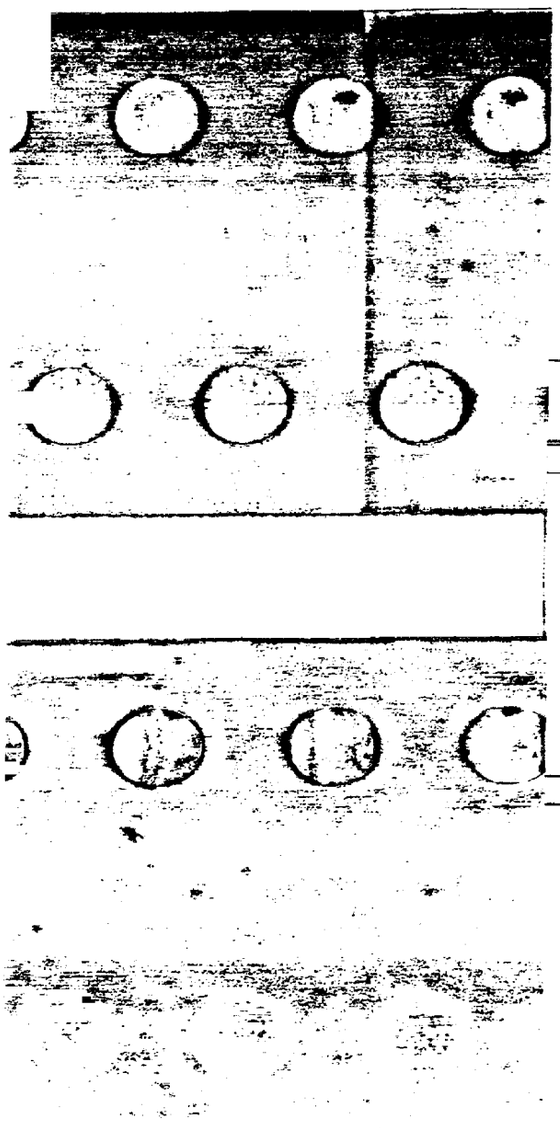
Rama T. Naidu

APR 7 8 55 AM 1992

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

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 _____

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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 147500.00
				CON TX 545.75
				PRFEE 1.00
				WDEED 6.00
				TOTAL 552.75
				CHECK 552.75
04/07/92	01	08:55	0001	7999

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9.9.4.4.7.

IDENTIFICATION REFERENCE

APR 7 8 55 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 518882