File in Box No. 14

BOOK 8688 PAGE 768

STATE OF TENNESSEE 8255-2
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 237,000.00

X Loren L. Banko
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF July 19 92

John T. Cook
Notary Public

MY COMMISSION EXPIRES: 7/24/93
(AFFIX SEAL)

JOHN T. COOK NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

CHERNAU, MILAM & WEISS, P.C., 424 Church Street, Suite 1350, Nashville, TN 37219

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE	MAP-PARCEL NUMBERS
LOREN L. BANKO	ATLANTIC COAST MORTGAGE COMPANY	MAP 117-9
(NAME)	(NAME)	
2816 Valley Brook Place	12700 Fair Lakes Cr., Suite 400	PARCEL 115
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215	Fairfax, Virginia 22033	FB# 7DA-36385
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, MIGIRDIC NALBANTYAN AND WIFE, BARBARA B. NALBANTYAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LOREN L. BANKO AND WIFE, SARAH C. BANKO

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. 1, Section 2, Blackberry Hollow as shown on Plat recorded in Book 5200, Page 157, Register's Office, Davidson County, Tennessee, being bounded on the South by Valley Brook Place, on the West by Lot No. 2, on the North by Lot No. 3, on the East by Sycamore Lane and being more particularly described as follows:

104 07/30 0101 03CHECK 885.90

BEGINNING at a point in the North right-of-way of Valley Brook Place said point being a corner common with Lot No. 2 and being the Southwest corner of the Lot herein described; thence, with Lot No. 2 North 06 degrees 08 minutes 13.6 seconds East 175.00 feet to a corner common with Lot No. 2 in the South line of Lot No. 3; thence, with Lot No. 3 South 75 degrees 24 minutes 58.3 seconds East 106.58 feet to a corner in the West cul-de-sac right-of-way of Sycamore Lane; thence, with Sycamore Lane on a curve to the left 49.42 feet (radius 50.00 feet) to a concrete marker; thence, on a curve to the right 21.03 feet (Radius 25.00 feet, Tangent 11.18 feet) to a concrete marker; thence, South 06 degrees 08 minutes 13.6 seconds West 71.10 feet to a concrete marker; thence, on a curve to the right 39.27 feet (Radius 25.00 feet, Tangent 25.00 feet) to a concrete marker in the North right-of-way of Valley Brook Place; thence, with Valley Brook Place North 83 degrees 51 minutes 46.4 seconds West 104.88 feet to the point of BEGINNING.

BEING the same property conveyed to Migirdic Nalbantyan and wife, Barbara B. Nalbantyan, by Deed from Robert B. Sneed, Jr., and wife, Glenda Sneed, of record in Book 7140, Page 279, Register's Office for Davidson County, Tennessee.

Legal Continued'

unimproved ( )
This is improved (X) property, known as 2816 Valley Brook Place, Nashville, TN 37215
(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 hand s this 29th day of July 19 92

Migirdic Nalbantyan
MIGIRDIC NALBANTYAN

Barbara B. Nalbantyan
BARBARA B. NALBANTYAN

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 MIGIRDIC NALBANTYAN AND WIFE, BARBARA B. NALBANTYAN

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 29th day of July 19 92.

Commission Expires: 7/24/93

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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

Legal continued from front'

THIS conveyance is subject to restrictive covenants of record in Book 5441, Page 160, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

32488

IDENTIF. REFERENCE

JUL 30 2 12 PM '92

FEE [illegible] REGISTER
DAVIDSON COUNTY TN.

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 237000.00	
			CON TX 876.90	
			PRFEE 1.00	
			WDEED 8.00	
			TOTAL 885.90	
			CHECK 885.90	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 001 1041

IDENTIF. T REFERENCE 32488

JUL 30 2 12 PM '92

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY TN.

No. 555701