BOX 7

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 81,000.00

X _____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF October 19 92

_____
Notary Public

MY COMMISSION EXPIRES: 1/22/95
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Saturn & Mazer Title Services, 212 Third Avenue, North, Nashville, Tennessee 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Khosrow Heshmati (NAME)	Atlantic Coast Mortgage Company (NAME)	102-7
6632 Beacon Lane (ADDRESS)	12700 Fair Lakes Circle-Ste 400 (ADDRESS)	PARCEL 101
Nashville, TN 37209 (CITY) (STATE) (ZIP)	Fairfax, Virginia 22033 (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, Randall Wade Rogers and wife, Karen K. Rogers

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Khosrow Heshmati and wife, Cynthia Heshmati

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:

Land in Davidson County, Tennessee, being Lot No. 78 on the Plan of Charlotte Park Section 26, and as of record in Book 3700, Page 91, Register's Office for Davidson County, Tennessee. Said Lot No. 78 front s 75.0 feet on the northwesterly side of Beawcon Lane and extends back 157.46 feet on the northwesterly line and 150.0 feet on the southesterly line to a deed line in the rear, measuring a total of 75.68 feet thereon.

BEING the same property conveyed to Randall Wade Rogers and wife, Karen K. Rogers by deed from Randall Wade Rogers and Wade M. Rogers and wife Alice S. Rogers of record in Book 6848, Page 26, Register's Office for Davidson County, TN.

The foregoing is the same legal description as appears in the previous deed of record.

60646

IDENTIFICATION REFERENCE

Nov 3 1 47 PM '92

CECIL Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
is improved (X) property, known as 6632 Beacon Lane, 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 our hand s this 30th day of October, 19 92

_____
Randall Wade Rogers

_____
Karen K. Rogers

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Randall Wade Rogers and wife, Karen K. Rogers

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 30th day of October 19 92

Commission expires 1/22/95

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

WARRANTY DEED

FROM

Randall Wade Rogers and wife, Karen K. Rogers

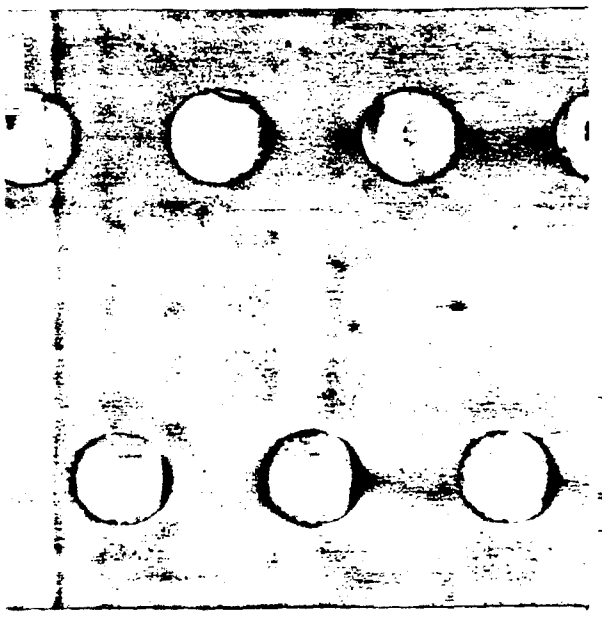
TO

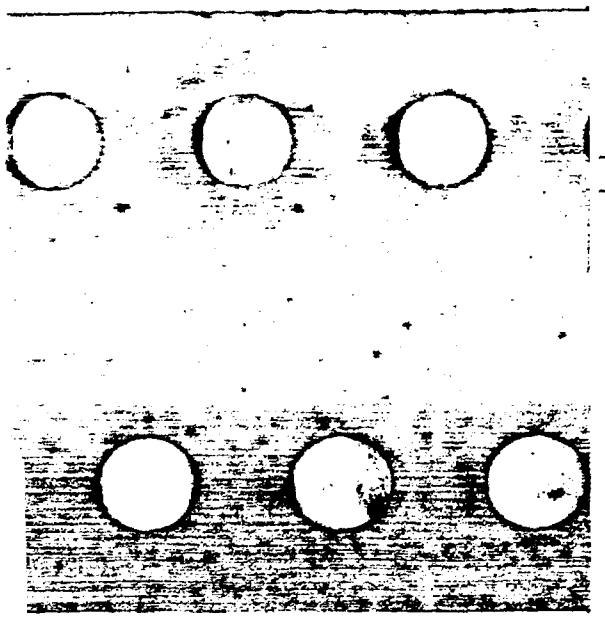
Khosrow Heshmati and wife, Cynthia Heshmati

RETURN TO:

Saturn & Mazer Title Services
212 Third Avenue, North
Nashville, Tennessee 37201

2703 11/03 0101 03CHECK 308.70





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8775 PAGE 344

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	81000.00
			CON TX	299.70
			PRFEE	1.00
			WDEED	8.00
			TOTAL	308.70
			CHECK	308.70

11/03/92 01 13:45 0001 2703

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

60646.

IDENTIFICATION REFERENCE

Nov 3 1 47 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 586574