36973
IDENTIF. ↑ REFERENCE

93 JUL -2 AM 10: 13
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

WARRANTY DEED

{ STATE OF TENNESSEE }
{ COUNTY OF Davidson }
{ The actual consideration
{ or value, whichever is
{ greater, for this transfer
{ is
{ $45,670.24
{ Claudia Patton
{ Affiant
{ Subscribed and sworn to
{ before me, this the 1st
{ day of July, 1993
{ Danielle T. Ellis
{ Notary Public
{ My commission expires November 25, 1993

{ This Instrument Was Prepared By:
{ ROBERT T. JOHNSON, Attorney
{ 518 South Gallatin Pike
{ Madison, Tennessee 37115

ADDRESS NEW OWNERS:	SEND TAX BILLS TO:	MAP & Parcel
Claudia Patton	Midland Mortgage Co.	150-14
3129 Justin Towne Ct.	P.O. Box 26648	2D 38975
Antioch, TN 37013	Oklahoma City, Ok 73126	

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we A. Naeem Qureshi and wife, Afsar Qureshi, hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto:
Claudia Patton hereinafter called the GRANTEE, her 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. 12A on the Plan of Justin Towne, Section II as of record in Book 5200. Page 459, and amended in Book 5200, Pages 535 and 536, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Begining at a point in the southerly right of way of Justin Towne Court, said point being the northeast corner of the easterly half of Lot No. 12; thence leaving said right of way S 05 degrees 50 minutes 00 seconds W 200.27 feet to a point; thence N 84 degrees 44 minutes 57 seconds W 25.62 feet to a point; thence N 05 degrees 46 minutes 30 seconds E 97.51 feet to point; thence N 06 degrees 04 minutes 05 seconds E 47.83 feet to a point; thence N 05 degrees 49 minutes 03 seconds E 55.20 feet to a point in the southerly right of way of Justin Towne Court; thence with said right of way S 84 degrees 10 minutes 00 seconds E 25.62 feet to the point of beginning and containing 5137 square feet more or less.

Being the same property conveyed to A. Naeem Qureshi and wife, Afsar Qureshi by deed from Philhall Corporation of record in Book 6093, page 612, REgister's Office of Davidson County, Tennessee

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title and interest belonging to the 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 herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomever. 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.

It is agreed and understood between the parties that part of the consideration for this conveyance is the assumption by the Grantee of an indebtedness secured by a Deed of Trust recorded with the register of Deeds of Davidson County Tennessee in Deed Book 7288 page 213 in the original principal sum of $41,883.00. Such assumption is as set forth in the assumption agreement of even date of this Warranty Deed and simultaneosly recorded herewith.

WITNESS our hands this the 1st day of July, 1993.

A. Naeem Qureshi

Afsar Qureshi

9488 07/02 0101 03CHECK 178.09

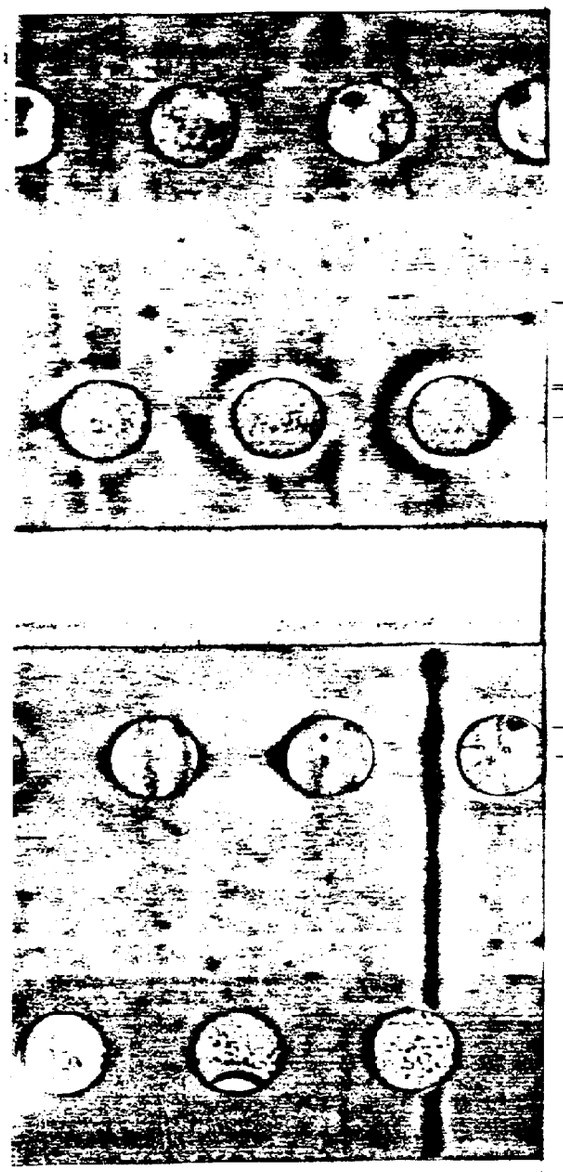
STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, A. Naeem Qureshi and wife, Afsar Qureshi with whom I am personally acquainted, and who acknowledged that they executed the within instrument for those purposes therein contained.

Witness my hand, at office, this 1st day of July, 1993.

Notary Public

Commission Expires: November 25, 1995



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

RECEIVED OF _____

FOR _____

BOOK 9002 PAGE 94

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 45670.24	
			CON TX 169.09	
			PRFEE 1.00	
			WDEED 8.00	
			TOTAL 178.09	
			CHECK 178.09	
07/02/93	01		10:13 0001 9488	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

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FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 669960