30

BOOK 9279 PAGE 850

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value whichever is greater, for this transfer is $ 138,900.00
Subscribed and sworn to before me, this the 11 day of March 19 94

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE
My Commission Expires November 22, 1997

My commission expires:

(Affix Seal)

Affiant

Notary Public

WARRANTY DEED

Prepared by: SOUTHEAST TITLE of Tennessee, Inc. 4G18038 Suite 110, 2000 Richard Jones Rd., Nashville, TN 37215	
ADDRESS OF NEW OWNER: Gene Nabi	SEND TAX BILLS TO: Owner
6136 Tulip Tree Lane STREET ADDRESS	STREET ADDRESS
Nashville, TN 37221 CITY STATE ZIP	CITY STATE ZIP
MAP & PARCEL NO. 155-8-A 34 CO	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,
Morris Eshaghpour Contracting Corp.

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Gene Nabi and wife, Joy Nabi

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lot Number 34 on the Plan of Subdivision for Phase 1 of Poplar Creek Estates, of record in Plat Book 6250 at page 647, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being part of the property conveyed to Morris Eshaghpour Contracting Corp. by Deed of record in Book 6885 page 602, Register's office for said County.

This conveyance is subject to taxes for the year 1994 and subsequent years, easements and restrictive covenants of record.

94 MAR 16 AM 8:25
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

20126
IDENTIFICATION REFERENCE

THIS IS IMPROVED PROPERTY KNOWN AS 6136 Tulip Tree Lane, Nashville, TN 37221

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 11 day of March , 1994

Morris Eshaghpour Contracting Corp.

by: Morris Eshaghpour, President

State of Tennessee
County of

On this day of , 19 , before me personally appeared to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be free act and deed.

Witness my hand and official seal.
My Commission expires:

Notary Public

State of Tennessee
County of

On this day of , 19 , before me personally appeared to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be free act and deed.

Witness my hand and official seal.
My Commission expires:

Notary Public

WARRANTY DEED

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Morris Eshaghpour, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and that he/she executed the within instrument for the purposes therein contained, and who further acknowledged that he/she is the President of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

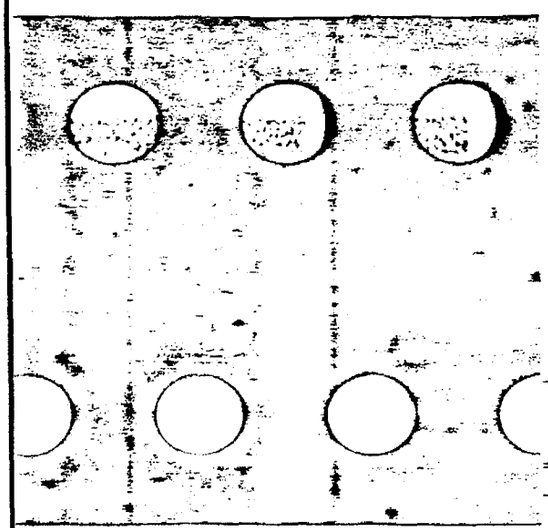
Witness my hand and official seal on March 11, 1994

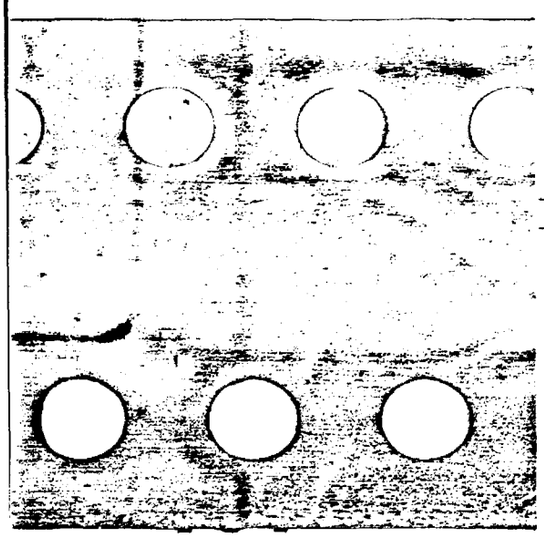
My Commission Expires:

BRENT A. CAMPBELL NOTARY PUBLIC AT LARGE STATE OF TENNESSEE
My Commission Expires November 22, 1997

Notary Public

2145 03/16/94 01:09PM CHECK 522.93





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 138900.00
				CON TX 513.93
				PRFEE 1.00
				WDEED 8.00
				TOTAL 522.93
				CHECK 522.93
			03/15/94 01	08:25 0001 2145

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

28126
IDENTIF. & REFERENCE

94 MAR 16 AM 8:25
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 767514