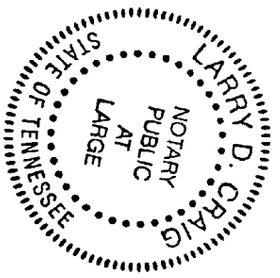
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 54,000.00
Ruth A. Abbasnezhad
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
31st DAY OF August 19 94
Notary Public
MY COMMISSION EXPIRES: August 4, 1996
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EAST END TITLE & ESCROW, INC., 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
RAHIM A. ABBASNEZHAD (NAME)	CTX MORTGAGE COMPANY (NAME)	MAP 91-05
626 RIES AVENUE (ADDRESS)	P. O. BOX 19000 (ADDRESS)	PARCEL
NASHVILLE, TN 37209 (CITY) (STATE) (ZIP)	DALLAS, TEXAS 75219 (CITY) (STATE) (ZIP)	59.00

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, RANDAL G. MORAN AND WIFE, DEBBIE ANN MORAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RAHIM A. ABBASNEZHAD, 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:

LAND in Davidson County, Tennessee, being Lot No. 9 on the Plan of Moss-Wood Subdivision, Section 2, of record in Book 2900, page 123, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of said lot.

Being the same property conveyed to RANDAL G. MORAN AND WIFE, DEBBIE ANN MORAN, by Deed of record in Book 6869, page 874, Register's Office for Davidson County, Tennessee.

94 SEP -2 PM 2:40
REGISTER
DAVIDSON COUNTY, TN.

5013 09/02 0101 03CHECK 208.00

87741
IDENTIF. # REFERENCE

unimproved ( )
This is improved (X) property, known as 626 RIES AVENUE, 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 31st day of August, 19 94

Randal G. Moran
RANDAL G. MORAN

Debbie Ann Moran
DEBBIE ANN MORAN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 9456 PAGE 3

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named RANDAL G. MORAN AND WIFE, DEBBIE ANN MORAN

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 GOODLETTSVILLE, Tennessee, this 31st day of August, 19 94.

Commission expires August 4, 1996

LARRY D. CRAIG NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Notary Public

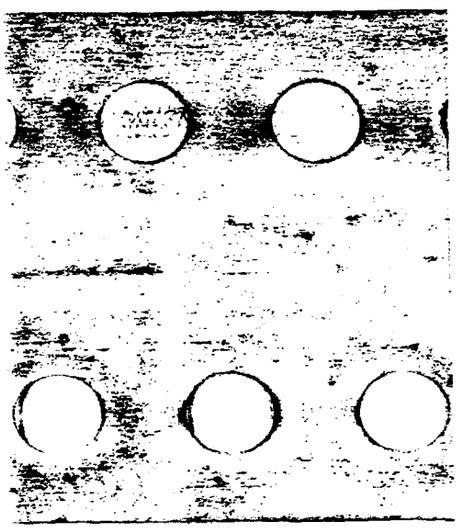
STATE OF TENNESSEE
COUNTY OF

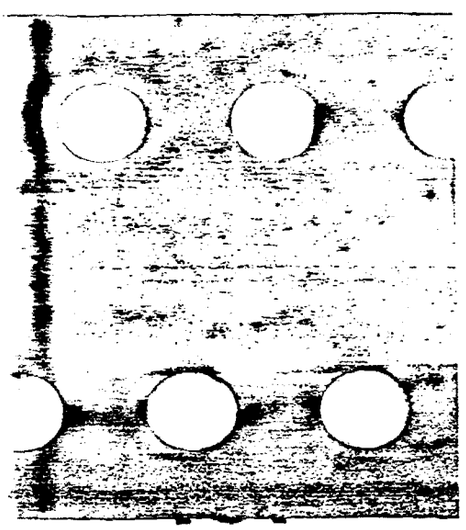
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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





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

RECEIVED OF _____

FOR _____

BOOK 9456 PAGE 4

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 54000.00
CON TX 199.80
PRFEE 1.00
WDEED 8.00
TOTAL ~~208.80~~
CHECK ~~208.80~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09/02/94 01 14:39 0001 5018

94 SEP -2 PM 2:40

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

87741
IDENTIF. # REFERENCE

No. 831389