BOOK 9528 PG 993

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ [illegible]

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF November, 19 94

Notary Public

MY COMMISSION EXPIRES: 7/25/98
(AFFIX SEAL)

QUITCLAIM DEED

THIS INSTRUMENT WAS PREPARED BY

Saturn & Mazer Title Services,, 212 Third Avenue, North, Nashville, TN 37201 File #32949

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rosenblum & Yazdian	Same	142-11-B-38
(NAME)	(NAME)	
A Tennessee Joint Venture		FD.BK.9D82431
3213 Volunsville Rd (ADDRESS)	(ADDRESS)	
Nashville, TN 37211		
(CITY) (STATE) (ZIP)	(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~~, YAZDIAN CONSTRUCTION, INC.,

HEREINAFTER CALLED THE GRANTORS, HAVE ~~BARGAINED AND SOLD~~ QUITCLAIMED, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rosenblum & Yazdian, A Tennessee Joint Venture

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. 38, on the Final Plat of Magnolia Place, a Planned Unit Development, as of record in Book 7900, page 729, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of said lot.
BEING the same property conveyed to Yazdian Construction Company, Inc., by deed from Magnolia Place Properties, of record in Book 9372, Page 918, Register's Office for Davidson County, TN.

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

94 NOV 23 AM 10:02
FILED
DAVIDSON COUNTY, TN.

11689
IDENTIFICATION REFERENCE

unimproved ( )
This is improved (X) property, known as 809 Magnolia Court East, Nashville, TN 37221
(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 my hand this 18th day of November, 19 94

Yazdian Construction, Inc.,

BY: [signature] PRES.

Fred Yazdian, President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, _____, a Notary Public in and for said County and State the within named _____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19_____.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Fred Yazdian and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the President ~~respectively of the~~ of Yazdian Construction, Inc., the within named bargainor, and corporation, and that he as such President being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Fred Yazdian as such President, ~~and further acknowledged the same by the said~~

Witness my hand and official seal at office at Nashville, Tennessee on this the 18th day of November 19 94

My commission expires 7/25/98

_____
Notary Public

QUITCLAIM DEED

FROM
Yazdian Construction, Inc.,

TO
Rosenblum & Yazdian,
A Tennessee Joint Venture

RETURN TO:
Saturn & Mazer Title Services,
212 Third Avenue, North
Nashville, TN 37201 File #32949

7001 11/28 0101 CHECK 8.00