File Box "7"
Saturn & Mazer
File #33379

BOOK 9664 PG 15

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 114,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
27th DAY OF April 19 95

Notary Public

MY COMMISSION EXPIRES
(AFFIX SEAL)

NOTARY PUBLIC LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 27, 1999

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
Raymond R. Baruzzini (NAME)	Century Mortgage Corp. (NAME)	143-2-C-51
695 Harpeth Trace Drive (ADDRESS)	Two International Drive, Ste.507 (ADDRESS)	9DZ 73091
Nashville, TN ~~37205~~ 37221 (CITY) (STATE) (ZIP)	Nashville, TN 37217 (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, Valentin Dehdashti

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Raymond R. Baruzzini, a single person

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. 51, Harpeth Knoll, Planned Unit Development, as of record in Book 5200, page 764, Register's Office of Davidson County, Tennessee, and to which Plan reference is hereby made for a more complete description of said lot.

BEING the same property conveyed to Valentin Dehdashti by quitclaim deed from Morris Eshaghpour Contracting Corporation of record in Book 9644, Page 998, and by Deed from John R. Beesley, Trustee, of record in Book 6262, page 190, both in the Register's Office for Davidson County, Tennessee.

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

SEE POWER OF ATTORNEY IN BOOK 9645 PAGE 2

57753

IDENTIFICATION REFERENCE

95 MAY -4 AM 9:55

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 695 Harpeth Trace Drive, Nashville, TN ~~37205~~ 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 27th day of April, 19 95

Valentin Dehdashti

Valentin Dehdashti
Atty in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 9664 PG 16

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Valentin Dehdashti

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 27th day of April 19 95.

Commission expires _____

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

STATE OF TENNESEE
COUNTY OF DAVIDSON

On this the 27th day of April, 1995, before me personally appeared Alan L. Saturn to me known to be the person who executed the foregoing instrument in behalf of Valentin Dehdashti as her Attorney In Fact, and acknowledged that he executed the same as the free act and deed of the same Valentin Dehdashti.

Witness my hand and official seal at Nashville, Tennessee, County, Tennessee this the 27th day of April, 1995.

NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

Notary Public

MY COMMISSION EXPIRES 3/27/99

My Commission Expires MAR. 27, 1999

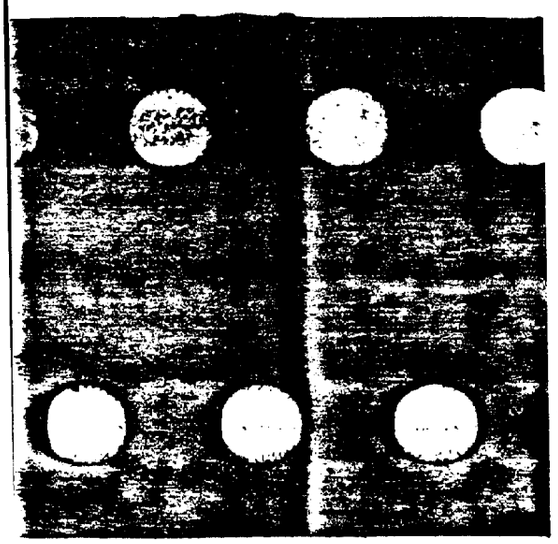
WARRANTY DEED

FROM
Valentin Dehdashti

TO
Raymond R. Baruzzini

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

7639 05/04 2101 03CHECK 434.13



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

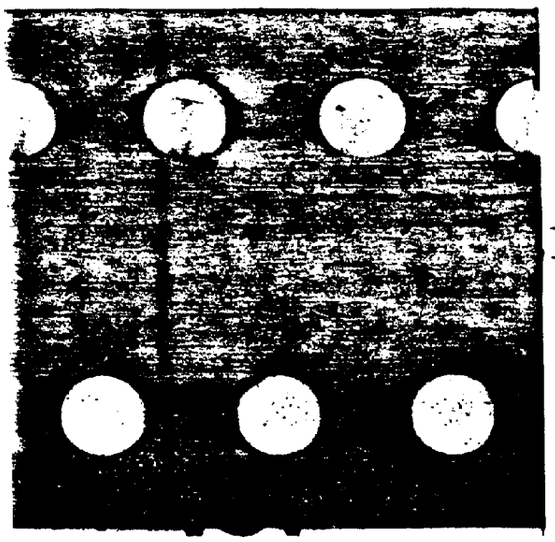
RECEIVED OF _____

FOR _____

BOOK 9664 PG 17

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



DAMT 114900.00
CON TX 425.13
PRFEE 1.00
WDEED 8.00
TOTAL 434.13
CHECK 434.13

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/04/95 01 10:00 0001 7639

57753
IDENTIF. ↑ REFERENCE

95 MAY -4 AM 9:55
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 907054