This Instrument Prepared By:
Stokes & Bartholomew, P.A.
3310 West End Avenue, 4th Floor
Nashville TN 37203
Return to Box 50-B

BOOK 9817 PG 311

ADDRESS NEW OWNER:
Jasem Muhammed Namad and Hakeam Abdulhaleam Suleiman
439 Tampa Dr.
Nashville, Tennessee 37211

SEND TAX BILL:
To Mortgagee

MAP AND PARCEL:
MAP 133-12
GROUP
PARCEL 74

MORTGAGEE:
Pacific Southwest Bank
4144 N. Central Expressway Suite 900
Dallas, Texas 75204

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Victor S. Osuna and wife, Angie K. Osuna, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Jasem Muhammed Namad, a married person and Hakeam Abdulhaleam Suleiman, an unmarried 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. 89 on the Plan of Windsor Park, of record in Book 3600, page 64, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Victor S. Osuna and wife, Angie K. Osuna by deed from James Vernon Stinson and wife, Barbara H. Stinson, as of record in Book 7978, page 390, Register's Office for Davidson County, Tennessee.

This is improved property known as 439 Tampa Dr., Nashville, TN 37211.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions.

1. Subject to the 1995 taxes and subsequent years taxes thereafter.
2. Restrictive covenants of record in Book 3792, page 445, and in Book 3251, page 18, as amended in Book 3816, page 784, said Register's Office.
3. All matter shown on the plan of record in Book 3600, page 64, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Jasem Muhammed Namad, a married person and Hakeam Abdulhaleam Suleiman, an unmarried person, their heirs and assigns, forever; and we, Victor S. Osuna and wife, Angie K. Osuna, 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

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Witness our hands this the 29th day of September, 1995.

Victor S. Osuna

Angie K. Osuna

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Victor S. Osuna and wife, Angie K. Osuna, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 29th day of September, 1995.

NOTARY PUBLIC

My Commission Expires: 11/20/96

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 75,000.00.

AFFIANT

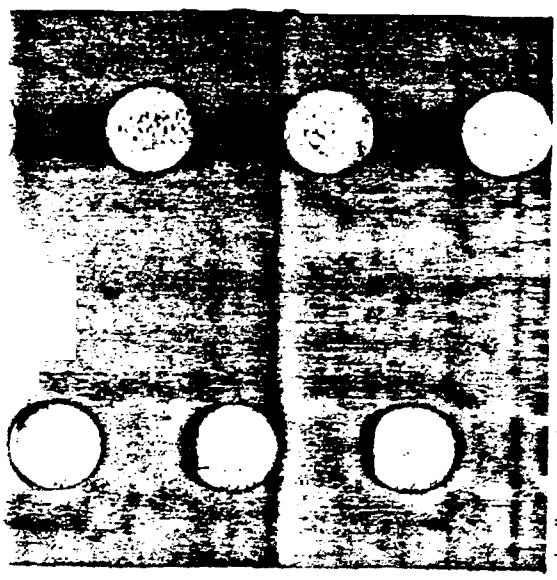
Subscribed and sworn to before me this 29th day of September, 1995.

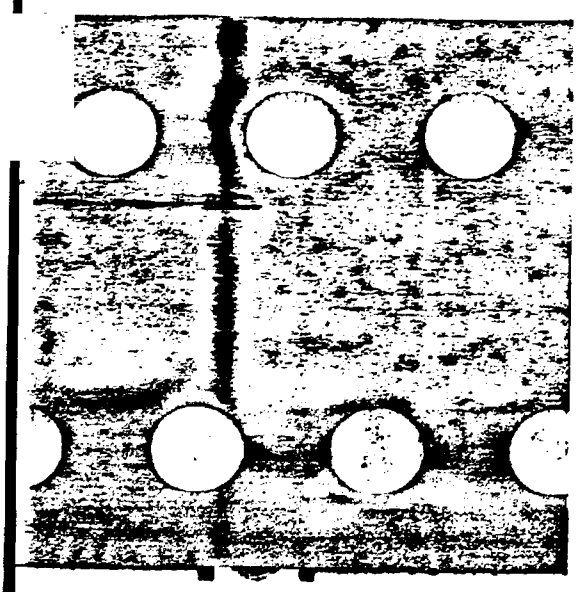
NOTARY PUBLIC
My Commission Expires: ~~11/20/96~~ 2/7/96

95 OCT -4 AM 9:29
FILED FOR RECORD
DAVIDSON COUNTY, TN.

0108390
IDENTIF. & REFERENCE

2700 10/04 3101 03CHECK 286.50





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9817 PG 313

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 75000.00
CON TX 277.50
PRFEE 1.00
WDEED 8.00
TOTAL 286.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 286.50

10/04/95 01 09:31 0001 2700

0108390
IDENTIF. ← REFERENCE

95 OCT -4 AM 9:29

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No.961486