BOOK 9879 291

Realty 48

# WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 151,371.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF December 19 95

Notary Public

MY COMMISSION EXPIRES: May 16, 1999
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE WILLIAMSON CO., TENN.

My Commission Expires: 5-16-99

**THIS INSTRUMENT WAS PREPARED BY**

Lassiter, Tidwell & Hildebrand, P.O. Box 1369, Brentwood, TN 37024

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| David H. Trenholm (NAME) | PHH Mortgage Services (NAME) | 172-12-0-A |
| 516 Bradford Hills Place (ADDRESS) | 6000 Atrium Way (ADDRESS) | 169.00CO |
| Nashville, TN 37211 (CITY) (STATE) (ZIP) | Mt. Laurel, NJ 08054 (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, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David H. Trenholm and wife, Maria D. Trenholm

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, TN, being Lot No. 106 on the Plan of Bradford Hills, Section Sixteen, of record in Book 7900, Page 6; Amended in Book 7900, Page 908, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Yazdian Construction, Inc. by deed from J & Y, L.P., a TN Limited Partnership, of record in Book 9668, Page 664, Register's Office for Davidson County, TN.

Subject to restrictions of record in Book 8069, Page 170; Book 9607, Page 330; By-laws in Book 8071, Page 531; Charter in Book 8071, Page 520; Open Space conveyed in Book 8154, Page 304 and Book 9779, Page 672; Deeds in Book 8377, Page 769; Book 8377, Page 808; Agreement in Book 9640, Page 795, and all matters shown on the Plan of Record.

0129120
IDENTIF. ↑ REFERENCE

95 DEC -5 PM 1:23
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved ( X ) property, known as 516 Bradford Hills Place, Nashville, TN 37211
(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 1st day of December 19 95

Yazdian Construction, Inc. PRES.
By:
Fred Yazdian, President

STATE OF TENNESSEE

COUNTY OF

BOOK 9879 PG 292

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 WILLIAMSON

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 and _____ respectively of the Yazdian Construction, Inc. the within named bargainor, and corporation, and that he as such President 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 Fred Yazdian as such President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Brentwood, TN on this the 1st day of December 19 95.

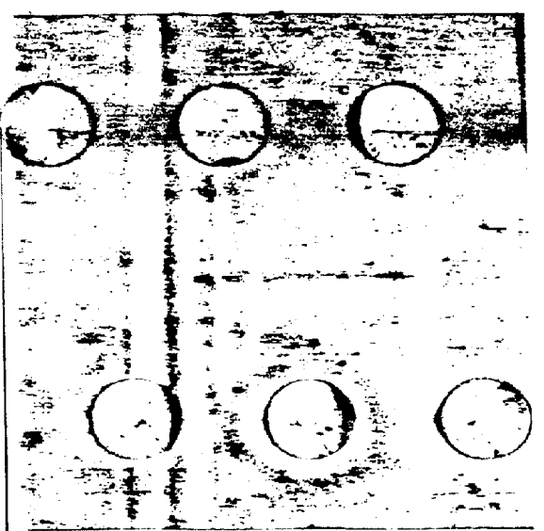
My commission expires May 16, 1999

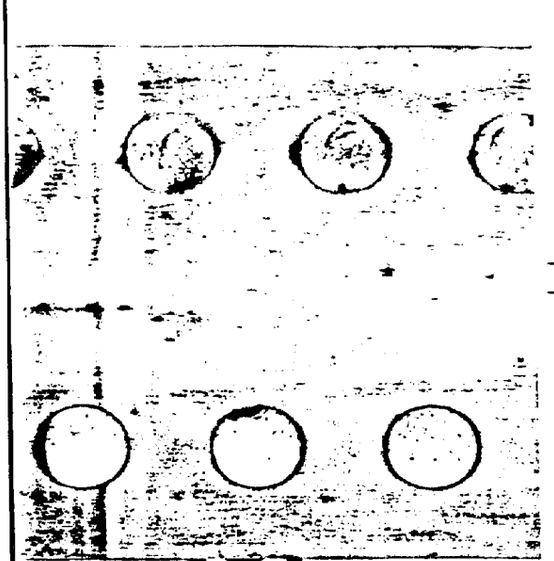
_____
Notary Public

TERESA L. BEARD
NOTARY PUBLIC AT LARGE
WILLIAMSON CO., TENN.
My Commission Expires 5-16-99

3012 12/05 0101 03CHECK

569-18





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

RECEIVED OF _____

FOR _____

BOOK 9879 PG 293

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | | |

| | AMT |
|---|---|
| | 151371.00 |
| CON TX | 560.18 |
| PRFEE | 1.00 |
| WDEED | 8.00 |
| TOTAL | 569.18 |
| CHECK | 569.18 |

12/05/95 01 13:25 0001 5012

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

0129120
IDENTIF. ↑ REFERENCE

95 DEC -5 PM 1:23
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

**No.** 983504