WARRANTY DEED

(STATE OF TENNESSEE)
(COUNTY OF DAVIDSON) BOOK 9949 PG 480
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $36,000.00

Mohammed M. Islam
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF FEBRUARY, 1996

NOTARY PUBLIC

MY COMMISSION EXPIRES: NOTARY PUBLIC STATE OF TENNESSEE AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires NOV. 22, 1997

THIS INSTRUMENT PREPARED BY: Richard R. Hedgepath, Attorney
4800 Charlotte Ave.
Nashville, TN 37209

NEW OWNER(S)	SEND TAX BILLS TO:	MAP & PARC.
Mohammed M. Islam	Same	91-6-265
5506 Tennessee Ave.		
Nashville, TN 37209		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **H. C. DUKE**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MOHAMMED M. ISLAM**, HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BEING Lot No. 1413, in Block 12, Plan No. 2, West Nashville, as of record in Book 57, Page 172, Register's Office for Davidson County, Tennessee.

SAID Lot No. 1413 fronts 25 feet on the northerly side of Tennessee Avenue and extends back between parallel lines northwardly 150 feet to an alley.

Being the same property conveyed to H. C. Duke by deed from Richard R. Hedgepath and Harold E. Collins, Co-executors of the Estate of William W. Gossage, deceased, of record in Book 6077, Page 929, Register's Office for Davidson County, Tennessee.

The above description is the same as in the previous deed of record.

5506 Tennessee Avenue, Nashville, TN 37209
(House Number) (Street) (City) (State) (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 GRANTEE, his heirs and assigns, forever; and I do covenant with the said GRANTEE that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his 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 14 day of February, 1996.

H. C. Duke
H. C. DUKE - SELLER

PICK-UP

96 FEB 15 PM 3:09
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE

BOOK 9949 PG 481

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **H. C. Duke**, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

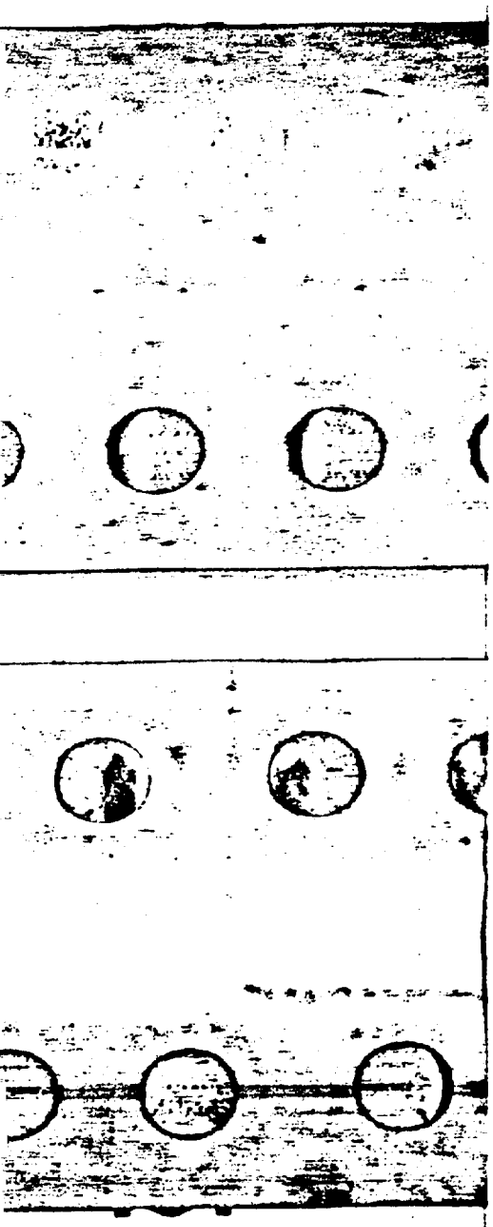
Witness my hand and official seal at Nashville, Tennessee, this 14 day of February, 1996.

Joyce Jordan
NOTARY PUBLIC

JOYCE JORDAN NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My commission expires: 7-20-97

3533 02/15 0101 03CHECK 142.20



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9949 PG 482

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 36000.00	
			CON TX 133.20	
			PRFEE 1.00	
			WDEED 8.00	
			TOTAL 142.20	
			CHECK 142.20	
02/15/96	01	15:10	0001 8533	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0150903
IDENTIF. & REFERENCE

96 FEB 15 PM 3:09
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1006723