BOOK 10093 PG 692

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 42,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 18th DAY OF June

Notary Public

MY COMMISSION EXPIRES: February 27, 1997
(AFFIX SEAL)

LEON SHARBER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Leon Sharber, Attorney, 1161 Murfreesboro Road, Ste. 505, Nashville, Tennessee 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Elvira A. Ismailova (NAME)	Right Mortgage Company (NAME)	MAP 91-11
5107 Illinois Avenue (ADDRESS)	325 West Main Street, Suite 200 (ADDRESS)	PARCEL 117.00
Nashville, Tennessee 37209 (CITY) (STATE) (ZIP)	Lebanon, Tennessee 37087 (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, Anna L. Elliott and Jeffrey O. Elliott and Douglas Elliott

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Elvira A. Ismailova and husband, Azhdar A. Ismailov

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:

Being Lots No. 1014 and 1016, Block 163 on the Plan of West Nashville, No. 1, of record in Book 57, pages 74 and 75, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

For source of title reference is made to Book 5160, Page 964, Register's Office for Davidson County, Tennessee.

Anna L. Elliott joins in this conveyance to convey any and all interest she may have in the said property herein.

Jeffey O. Elliott and Douglas Elliott are the only heirs at law of Billy D. Elliott, Sr. and wife, Virginia J. Elliott who are now deceased intestate.

Subject to all matters shown of record in Book 57, Page 74 and 75, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 5107 Illinois Avenue, Nashville, Tennessee 37209
(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 our hand s this 18th day of June 19 96

Anna L. Elliott

Douglas Elliott

Jeffrey O. Elliott

Douglas Elliott

BOOK 10093 PG 693

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 Anna L. Elliott and Jeffrey O. Elliott and Douglas Elliott

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 18th day of June, 19 96.

Commission expires February 27, 1997

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

LEON SHARBER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

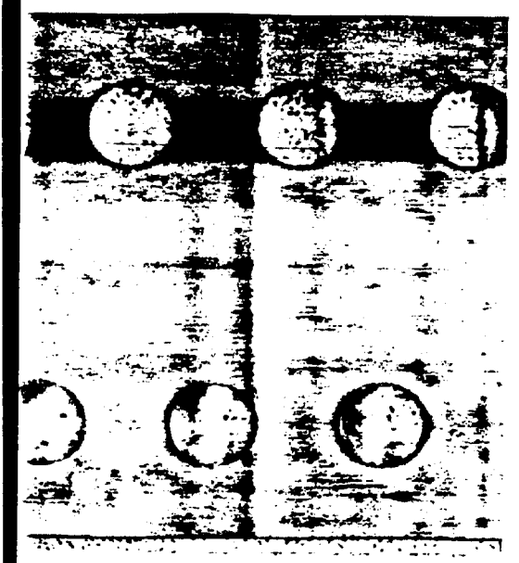
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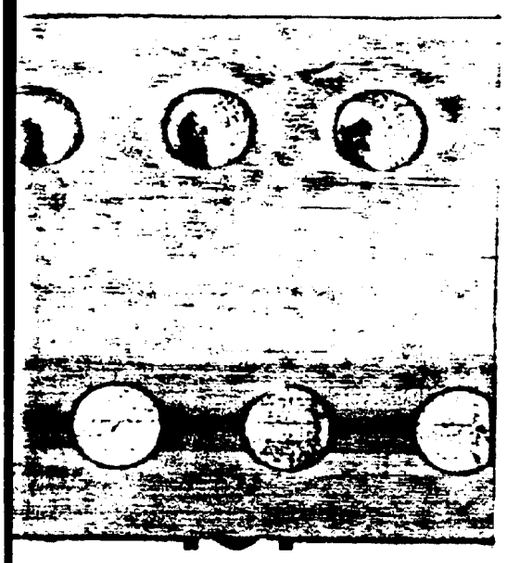
IDENTIF. # REFERENCE

96 JUN 21 AM 8:51

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

154.40





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

RECEIVED OF _____

FOR _____

BOOK 10093 PG 694

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	42000.00
CON TX	155.40
PRFEE	1.00
MTEED	8.00
TOTAL	164.40
CHECK	164.40

06/21/96 01 08:54 0001 6056

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0195104
IDENTIF. ↑ REFERENCE

96 JUN 21 AM 8:32
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1053844