WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BASED ON INFORMATION FURNISHED BY THE PARTIES. NO INDEPENDENT TITLE EXAMINATION WAS MADE.

BOOK 10229 PG 741

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 27,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF October 19 96

Notary Public

MY COMMISSION EXPIRES: September 7 1998
(AFFIX SEAL)

NOTARY PUBLIC AT DAVIDSON CO. TENN JULIE N. READ

THIS INSTRUMENT WAS PREPARED BY

Lassiter, Tidwell & Hildebrand, 428 Wilson Pike Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Yazdian Construction Partnership (NAME)	New Owner (NAME)	118-11-44 & 45
808 Harpeth Trace Place (ADDRESS)	(ADDRESS)	
Nashville, TN 37221 (CITY) (STATE) (ZIP)	(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, Bruce Yazdian

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Yazdian Construction Partnership

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 a one-quarter undivided interest in and to Land in Davidson Cuonty, Tennessee, being described as follows, to-wit:

BEGINNING at a point in the easterly margin of West Iris Drive, at the corner of Lots 1 and 2; thence N 58 degrees 53 minutes E a distance of 140.6 feet to the southwesterly line of Lot #3; thence S 38 degrees 19 minutes E a distance of 11.2 feet to a point on the southwesterly line of Lot #3; thence S 5 degrees 10 minutes W a distance of 169.5 feet to a point on the northerly margin of Thompson Lane; thence N 89 degrees 9 minutes W a distance of 25.86 feet to the beginning of a curve; thence northwesterly around said curve 64.61 feet to a point on the easterly margin of West Iris Drive; thence N 27 degrees 24 minutes W a distance of 80.74 feet to the point of beginning.

The above described tract or parcel of land in part of Lot #1 of Block C, on the Map of Berry Hill Gardens, as of record in Book 1130, Page 36, Register's Office for Davidson County, Tennessee.

Being a one-quarter (1/4) undivided interest in and to the same property conveyed to Bruce Yazdian by deed of record in Book 8118, Page 74, said Register's Office.

Subject to any and all easements, restrictions and all matters shown on the plan of record.

unimproved (X)
This is improved ( ) property, known as _____ (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 16th day of October 19 96

Bruce Yazdian

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Bruce Yardley

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 Brentwood, Tennessee, this 16th day of October

Commission expires September 26, 1998

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN.

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_____ .

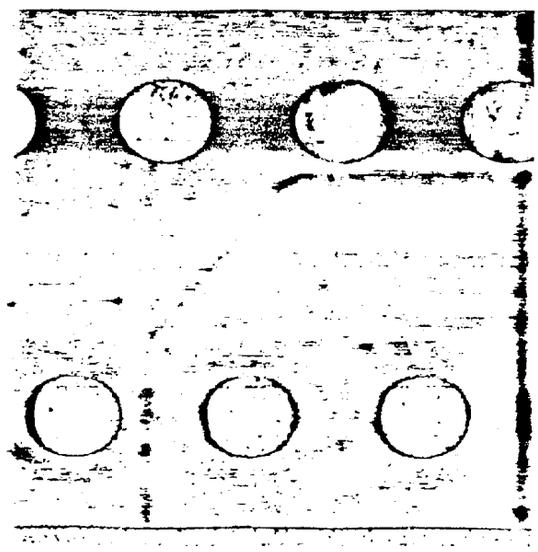
My commission expires _____

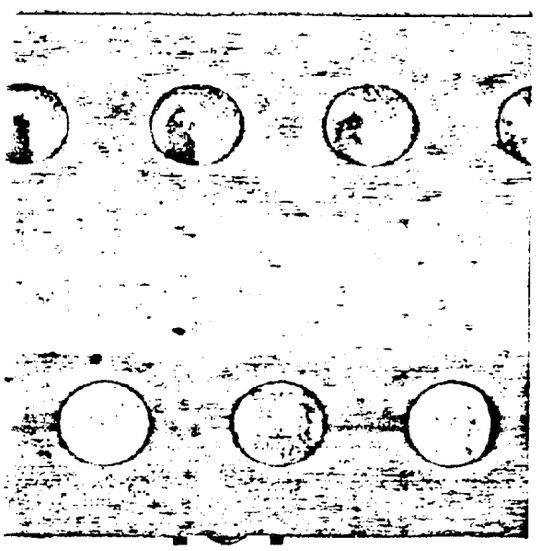
Notary Public

IDENTIF. ★ REFERENCE 0237493

96 OCT 18 AM 11:07
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

1493 10/13 0101 03CHECK 110.75





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10229 PG 743

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 27500.00
				CON TX 101.75
				PRFEE 1.00
				WDEED 8.00
				TOTAL 110.75
				CHECK 110.75
			10/18/96 01	11:09 0001 1493

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0237493 IDENTIF. ↑ REFERENCE

96 OCT 18 AM 11:07

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

№ 1078506

No. [redacted]