AFTER RECORDING PLEASE RETURN TO:
CHICAGO TITLE INSURANCE COMPANY
BOX #35 FILE #00281840

WARRANTY DEED

BOOK 10313 PG 240

File No: 00281840

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Gilberto Rodriguez	Chase Manhattan Mortgage	Map 162-10
[NAME]	[NAME]	
505-507 Lou Court	P.O. Box 4025	Group 171
[STREET ADDRESS OR ROUTE NUMBER]	[STREET ADDRESS]	
Antioch, TN 37013	Monroe, LA 71211	
[CITY] [STATE] [ZIP]	[CITY] [STATE] [ZIP]	

Cash in hand paid by Gilberto Rodriguez and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged, and for a further consideration the said Gilberto Rodriguez has assumed and agrees to pay the unpaid balance of an original indebtedness in the amount of $66,000.00 secured by deed of trust of record in Book 7337, Page 910 and re-recorded in Deed Book 7347, Page 198, in the Register's Office for Davidson County, Tennessee.

Koorosh Bahrambeigian, Unmarried, Katayoon F. Bahrambeigian, Unmarried and Alieh Hagimiri and husband, Saeed Bahrambeigian

have this day bargained and sold, and do hereby transfer and convey unto the said Gilberto Rodriguez, Unmarried

the Grantees herein, their (successors), heirs and assigns, certain real estate in DAVIDSONDavidson County Tennessee, as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

STATE OF Tennessee } The actual consideration or value which ever is greater,
COUNTY OF Williamson } for this transfer is $ 82,000.00

Subscribed and sworn to before me, this the 6TH day of JANUARY, 19 97

Affiant

My Commission Expires: 04/14/97
[Affix Seal]

Notary Public Mary B. Simmons

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE MARY B. SIMMONS

unimproved ( )
This is improved (X) property known as 505-507 Lou Court, Antioch, TN 37013
[House Number] [Street] [P.O. Address] [City or Town]

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenants that we are lawfully seized and possessed of real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, out heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 6TH day of JANUARY, 19 97, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Koorosh Bahrambeigian
AKA Koorosh Beigian

Alieh Hagimiri
By: Koorosh Bahrambeigian, Attorney-in-Fact

Katayoon F. Bahrambeigian by Koorosh Bahrambeigian
Katayoon F. Bahrambeigian
By: Koorosh Bahrambeigian, Attorney-in-Fact

Saeed Bahrambeigian by Koorosh Bahrambeigian
Saeed Bahrambeigian
By: Koorosh Bahrambeigian, Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

BOOK 10313 PG 241

Personally appeared before me Mary B. Simmons, a Notary Public in and for said County and State Koorosh Bahrambeigian

the within named bargainor(s), 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 6th day of January, 19 97

Mary B. Simmons, Notary Public

Mary B. Simmons

Commission expires 04/14/97

MARY B. SIMMONS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF
COUNTY OF

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be _____ of the _____, the within named bargainor, a corporation, and that _____ as such _____ being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____ self as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19 _____.

_____Notary Public

Commission expires _____

THIS INSTRUMENT WAS PREPARED BY:

JOSEPH B. PITT, JR., ATTORNEY
315 DEADERICK STREET, SUITE 105
NASHVILLE, TN 37238-0105

97 JAN -7 AM 10:51
DAVIDSON COUNTY, TN.

0262206
IDENTIF. & REFERENCE

WARRANTY DEED

FROM

_____

TO

_____

_____

Compliments of
Chicago Title Insurance Company
First Floor - First American Center
Phone 225-4631
NASHVILLE, TENNESSEE 37238

State of Tennessee

County of Williamson

BOOK 10313 PG 242

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Koorosh Bahrambeigian, to me known (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument in behalf of Katayoon F. Bahrambeigian and acknowledged that he executed the same as the free act and deed of said Katayoon F. Bahrambeigian.

Witness my hand, at Brentwood, Tennessee this 6th day of January, 1997.

Notary Public Mary B. Simmons

My Commission Expires: 04/14/97

State of Tennessee

County of Williamson

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Koorosh Bahrambeigian, to me known (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument in behalf of Alieh Hagimiri and acknowledged that he executed the same as the free act and deed of said Alieh Hagimiri.

Witness my hand, at Brentwood, Tennessee this 6th day of January, 1997.

Notary Public Mary B. Simmons

My Commission Expires: 04/14/97

State of Tennessee

County of Williamson

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Koorosh Bahrambeigian, to me known (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument in behalf of Saeed Bahrambeigian and acknowledged that he executed the same as the free act and deed of said Saeed Bahrambeigian.

Witness my hand, at Brentwood, Tennessee this 6th day of January, 1997.

Notary Public Mary B. Simmons

My Commission Expires: 04/14/97

BEST COPY AVAILABLE
LEGIBILITY OF WRITING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

EXHIBIT "A"

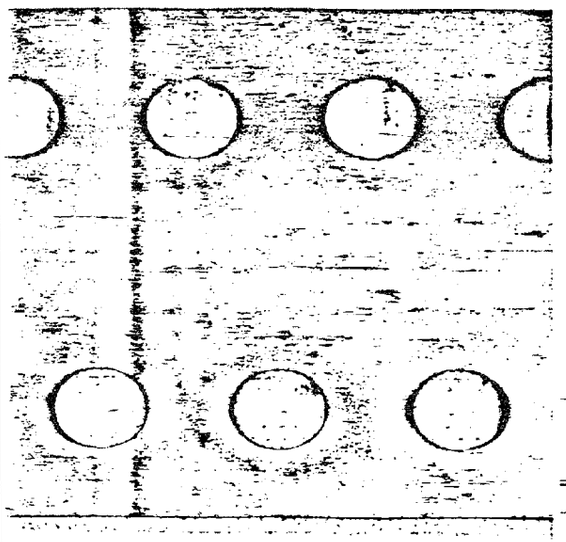
Land in Davidson County, Tennessee, being Lot No. 176 on the Plan of Brook View Estates, Section 2 as of record in Book 4460, page 163, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

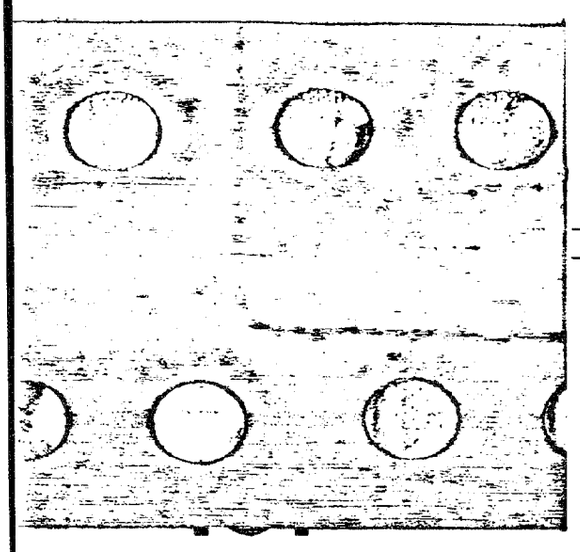
Being the same property conveyed to Koorosh Bahrambeigian and Katayoon F. Bahrambeigian, and Alieh Hagmiri, by deed from Allen Earps and Betty F. Earps, of record in Book 7337, page 907, Register's Office for Davidson County, Tennessee.

Koorosh Bahrambeigian also known as Koorosh Beigian

KBB

2746 01/07 0101 03CHECK 320.40





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10313 PG 244

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 82000.00
				CON TX 303.40
				PRFEE 1.00
				WDEED 16.00
				TOTAL 320.40
				CHECK 320.40
			01/07/97 01	10:53 0001 2746

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0262206
IDENTIF. # REFERENCE

97 JAN -7 AM 10: 53

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 1105280