BOX 1

STATE OF TENNESSEE
COUNTY OF

BOOK 10321 PG 528

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $15,931.79

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE.

Notary Public

MY COMMISSION EXPIRES: October 9, 1999.

(AFFIX SEAL)

LORI HOLLOWAY NOTARY PUBLIC AT LARGE RUTHERFORD CO. TENN.

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title & Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Coby Hanai		172-8B47
(NAME) 712 Magnolia Trail	(NAME) X Owner	
(ADDRESS) Nashville, TN 37221	(ADDRESS)	
(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, MOHAMMAD HAJJAFAR AND TAJHI MOHAMMAD KHAH, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO COBY HANAI , 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, Tennessee, being Lot No. 47 on the Plan of Bridle Downs, Phase II, of record in Book 7900, page 241, Register's Office for said Register's Office County, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Mohammad hajjafar and Taghi Mohammad Khah by deed from SunTrust Bank, nashville, N.A., formerly known as Third National Bank in Nashville of record in Book 10000, Page 550, in Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved (X)
This is improved ( ) property, known as 1825 Champions Drive, 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 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/our hand(s) this.

5413 01/16 0101 03CHECK 67.95

Mohammad Hajjafar

Tajhi Mohammad Khah

STATE OF TENNESSEE

COUNTY OF Davidson

Personally appeared before me, Lori Holloway, a Notary Public in and for said County and State, the within named Mohammad Hajjafar and Tajhi Mohammad Khah, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Antioch , Tennessee this 13th day of January, 1997

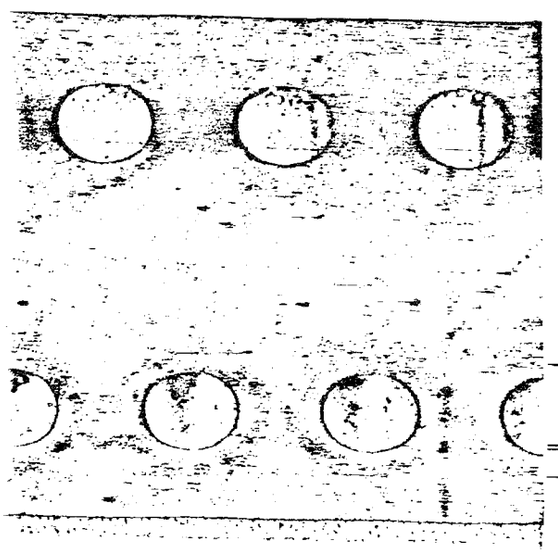
Commission Expires: October 9, 1999

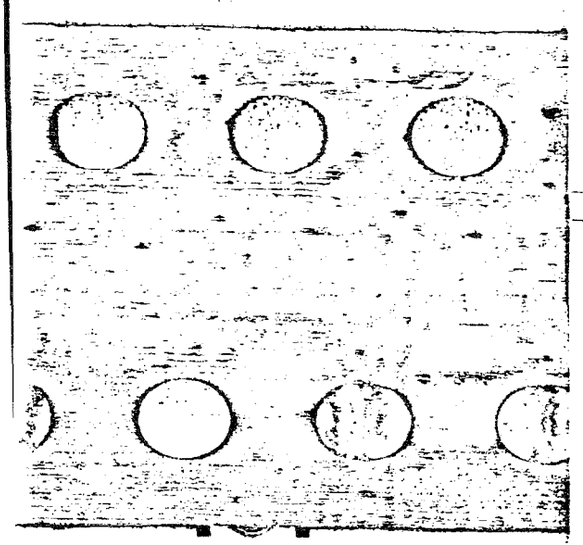
Lori Holloway Notary Public

LORI HOLLOWAY NOTARY PUBLIC AT LARGE RUTHERFORD CO. TENN.

97 JAN 16 PM 12:00 DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE 0264736





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

RECEIVED OF _____

FOR _____

BOOK 10321 PG 529

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 15931.79
CON TX 58.95
PRFEE 1.00
WDEED 8.00
TOTAL 67.95
CHECK 67.95

01/16/97 01 12:10 0001 5413

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0264736
IDENTIF. # REFERENCE

97 JAN 16 PM 12:06
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1107914