WARRANTY DEED

BOOK 10371 PG 72

STATE OF Tennessee
COUNTY OF Williamson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 19,800.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF March 19 97

Notary Public

MY COMMISSION EXPIRES: May 24 1997
(AFFIX SEAL)

Mail **THIS INSTRUMENT WAS PREPARED BY**
CASTLEMAN & ASSOCIATES, INC., 213 A Ward Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Lee	James Lee	MAP 149-07-0-A
(NAME)	(NAME)	
Lot 18 Chelsea Village	559 Elaine Drive	PARCEL 018.00
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37013	Nashville, Tn 37211	
(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, Manouchehr Farazmand and wife, Malakah Ahmadzadeh

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James Lee, married,

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. 18 in Chelsea Village, Section 1, according to the plan of record in Book 7900, pages 119-121, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Manouchehr Farazmand and Malakah Ahmadzadeh, husband and wife, by deed from Chelsea Development Corporation, of record in Book 8572, page 27, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for 1997 and subsequent years, restrictions and easements of record.

97 MAR -6 AM 10:07
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

0279395

unimproved ( )
This is improved (X) property, known as Lot 18 Chelsea Village, Nashville, Tennessee 37013
(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 1st day of March 19 97

Manouchehr Farazmand

Malakah Ahmadzadeh

STATE OF CALIFORNIA

BOOK 10371 PG 73

COUNTY OF LOS ANGELES

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Manouchehr Farazmand and wife, Malakah Ahmadzadeh

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 NORTH RIDGE CALIFORNIA, Tennessee, this 1ST day of MARCH 19 97.

Commission expires APRIL 15th 2000

Notary Public

SHABBIR AZAM
Commission #1094896
Notary Public — California
Los Angeles County
My Comm. Expires Apr 15,2000

STATE OF
COUNTY OF

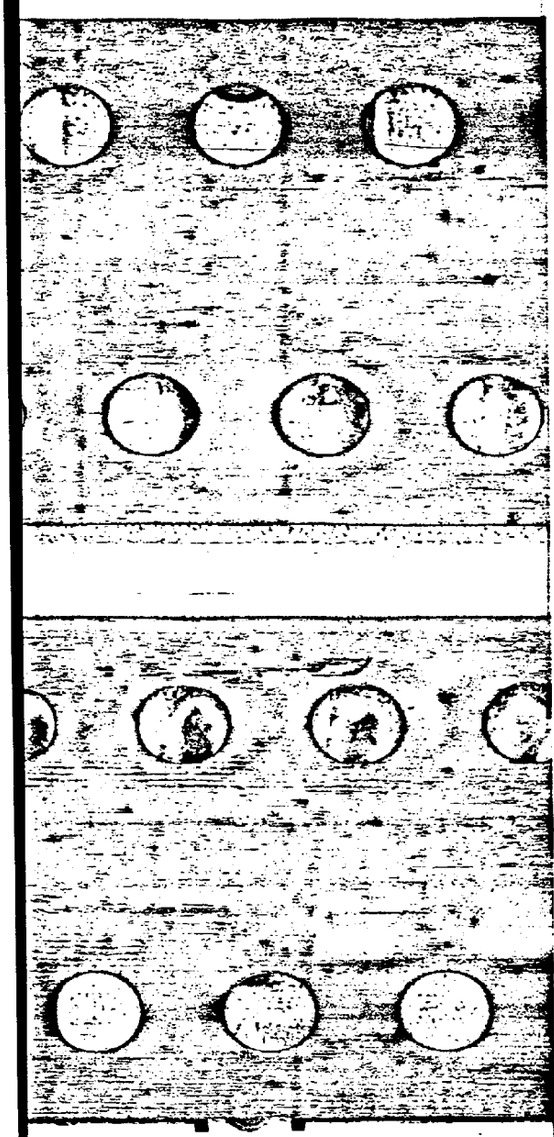
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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

3227 03/06 0101 03CHECK 82.63



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

RECEIVED OF _____

FOR _____

BOOK 10371 PG 74

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	19900-00
CON TX	73-63
PRFEE	1-00
WDEED	8-00
TOTAL	82-63
CHECK	82-63

03/06/97 01 10:11 0001 3227

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0279395
IDENTIF. ↑ REFERENCE

97 MAR -6 AM 10:07
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1123612