Realty 48

WARRANTY DEED

BOOK 10477 PG 421

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 137,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF May 19 97

Notary Public

MY COMMISSION EXPIRES: May 1999
(AFFIX SEAL)

MICHAEL BATES NOTARY PUBLIC AT LARGE WILLIAMSON CO. TENN.

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
James G. Van Prewitt, Jr. (NAME)	Chase Manhattan Mortgage (NAME)	183-05-0-A
1017 Colo Trail (ADDRESS)	343 Thornall Street (ADDRESS)	088.00CO
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Edison, NJ 08837 (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, Yazdian Construction, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James G. Van Prewitt, Jr. and wife, Sheri Ann Prewitt

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, TN, being Lot No. 42 on the Plan of Phase One, Section Three, October Woods, of record in Book 7900, Page 909, amended in Book 9700, Pages 229 and 230, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to Yazdian Construction, Inc. by deed from October Woods, L.P. of record in Book 10326, Page 128, Register's Office for Davidson County, TN.

Subject to Restrictions in Book 9840, Page 276; Book 10181, Page 986; Book 5047, Page 661 and Book 5047, Page 656; By-Laws in Book 9840, Page 267; Easement in Book 8443, Page 75; Agreements in Book 9771, Page 560 and Book 10010, Page 50; Charter in Book 9840, Page 259 and all matters shown on the plan of record.

0311396
IDENTIF. ✦ REFERENCE

97 JUN -3 PM 1:47
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

8159 06/03 0101 03CHECK 519.23

This is improved (X) property known as 1017 Colo Trail, Antioch, TN 37013 (House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)
unimproved ( )

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 29th day of May, 19 97

Yazdian Construction, Inc.
By:
Fred Yazdian, President

BOOK 10477 PG 422

STATE OF TENNESSEE
COUNTY OF

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

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____day of _____ 19_____ .

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Fred Yazdian and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the President and _____ respectively of the Yazdian Construction, Inc. the within named bargainor, and corporation, and that he as such President 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 Fred Yazdian as such President, and attesting the same by the said _____ as such _____.

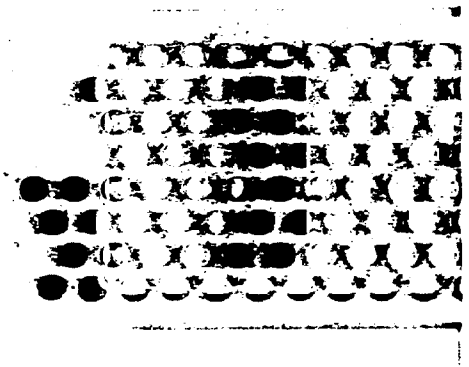
Witness my hand and official seal at office at Brentwood, TN on this the 29th day of May 19 97 .

My commission expires May 16, 1999

_____
Notary Public

WILLIAMSON CO.

My Commission Expires 6-16-99



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10477 PG 423

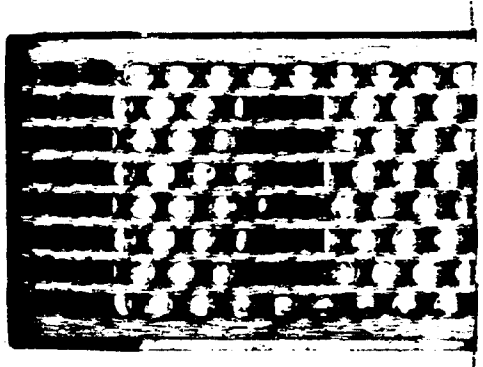
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 137900.00
CON TX 510.23
PRFEE 1.00
WDEED 8.00
TOTAL 519.23
CHECK 519.23

06/03/97 01 13:49 0001 8159

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



03111396
IDENTIF. ↑ REFERENCE

97 JUN -3 PM 1:47
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1158092