BOOK 10610 PG 64

BOX #19B
G#97-9-1K

WARRANTY DEED

PETER WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 98,000.00

Rudolf Foliyev
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF September 19 97

Notary Public

MY COMMISSION EXPIRES: July 24, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE:	MAP-PARCEL NUMBERS
RUDOLF FOLIYEV (NAME)	FIRST REPUBLIC MORTGAGE CORPORATION (NAME)	MAP 142-09-0-A
711 Albar Drive (ADDRESS)	3212 West End Avenue, Suite 500 (ADDRESS)	PARCEL 043co
Nashville, TN 37221 (CITY) (STATE) (ZIP)	Nashville, TN 37203 (CITY) (STATE) (ZIP)	FB #09D-71302

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, PAUL M. LANKFORD AND WIFE, DIANNE M. LANKFORD

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RUDOLF FOLIYEV AND WIFE, ALLA FOLIYEV

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 Unit No. 53B of Doral Country Villa Condominiums, Section 2, a Horizontal Property Regime, created under Title 66, Section 27-101, et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 5011, Page 395, and as amended in Book 5015, Page 251, and made applicable to Section II, in Book 5048, Page 715, and further amended in Book 5124, Page 165, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said unit as set forth in said Master Deed. Reference is hereby made to the plat of Doral Country Villa Condominiums, as of record in Plat Book 4860, Page 122, said Register's Office, for a more complete identification and description of such unit.

BEING the same property conveyed to Paul M. Lankford and wife, Dianne M. Lankford, by Deed from Sidney C. Thomas, Jr., and wife, Denise P. Thomas, of record in Book 8059, Page 915, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the administration thereof, of

CONTINUED

unimproved ( )
This is improved (X) property, known as 711 Albar Drive, Nashville, TN 37221
(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 12th day of September 1997

PAUL M. LANKFORD
By: Paul M. Lankford by Florence Paula Lankford
FLORENCE PAULA LANKFORD, ATTORNEY-IN-FACT
DIANNE M. LANKFORD
By: Dianne M. Lankford by Florence Paula Lankford
FLORENCE PAULA LANKFORD, ATTORNEY-IN-FACT

DCTN01WC

LEGAL DESCRIPTION CONTINUATION

record in Book 5011, Page 429, said Register's Office; also subject to easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including without limitations all conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Doral Country Villa Condominium, of record as aforesaid; and taxes for the current year which have been prorated and assumed by the Grantees herein.

THIS instrument is being executed in behalf of Paul M. Lankford and wife, Dianne M. Lankford, pursuant to a Power of Attorney executed by them on the 30th day of August, 1997, and being filed for record simultaneously herewith.

NOTARY ACKNOWLEDGMENT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 12th day of September, 1997, before me personally appeared FLORENCE PAULA LANKFORD, to me known to be the person who executed the foregoing instrument (or proved to me on the basis of satisfactory evidence) in behalf of PAUL M. LANKFORD and wife, DIANNE M. LANKFORD, and acknowledged that she executed the same as the free act and deed of the said PAUL M. LANKFORD and wife, DIANNE M. LANKFORD.

My Commission Expires: 7/24/99

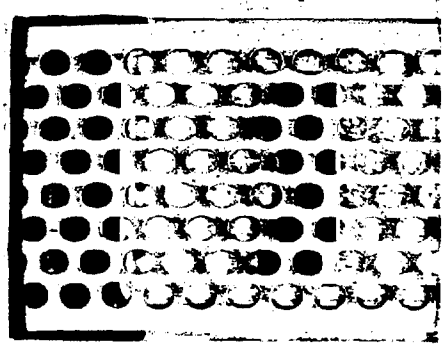
Notary Public

PETER WEISS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN

97 SEP 16 AM 10:23
FELIA Z. ... REGISTER
DAVIDSON COUNTY, TN.

9044 09/16 0101 03CHECK 371.00

IDENTIF. & REFERENCE 03488936



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

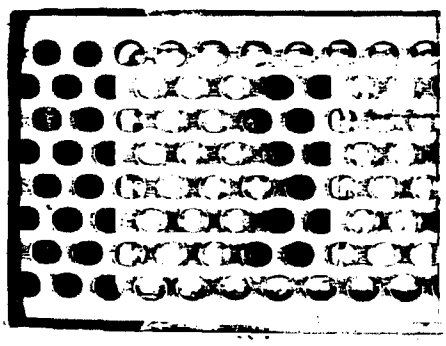
BOOK 10610 PG 66

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 95000.00
CON TX 362.60
PRFEE 1.00
WDEED 8.00
TOTAL 371.60
CHECK 371.60
09/16/97 01 10:26 0001 9044

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0348936
IDENTIF. # REFERENCE

97 SEP 16 AM 10:23
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No.1198474