BOOK 10829 PG 858

48
Rec

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 68,150.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF March 19 98

Notary Public

NOTARY PUBLIC AT LARGE WILLIAMSON CO., TENN.

My Commission Expires: [illegible]

MY COMMISSION EXPIRES: May 16, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lassiter, Tidwell and Hildebrand, 428 Wilson Pike Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mobeen Ahmad	First Trust Mortgage Company	131-02-A-022
(NAME)	(NAME)	
2116 Hobbs Road, E-3	6525 Quail Hollow, Suite 300	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215	Memphis, TN 38120	
(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, Dvora A. Forchione and husband, Nick Forchione

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mobeen Ahmad and wife, Bilqees Mobeen

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 Unit No. E-3 on the Plan of Hobbs House Condominum Apartments, of record in Book 4595, Page 74 and amended in Book 5200, Page 54, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Dvora A. Forchione and husband, Nick Forchione by deed from Cason A. Dickinson, a single person and John A. Spann, III and wife, Louise Spann of record in Book 9647, Page 704, Register's Office for Davidson County, TN.

This description is the same used in the previous deed of record.

Subject to master deed and bylaws of record in Book 5289, Page 515 and amended in Book 5292, Page 958; Book 5392, Page 612; Book 7802, Page 299; Book 6822, Page 893 and Book 7824, Page 974, and all matters shown on the Plan of Record.

0409936

IDENTIF. & REFERENCE

98 MAR -9 PM 3:34

[illegible] REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 2116 Hobbs Road, E-3, Nashville, TN 37215
(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 3rd day of March 19 98

Dvora A. Forchione

Nick Forchione

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Dvora A. Forchione and husband, Nick Forchione

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 Brentwood, Tennessee, this 3rd day of March 19 98.

Commission expires May 16, 1999

Notary Public

STATE OF TENNESSEE
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

3199 03/09 0101 03CHECK

261.15

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

RECEIVED OF _____

FOR _____

BOOK 10829 PG 860

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 68150.00
CON TX 252.15
PRFEE 1.00
WDEED 8.00
TOTAL 261.15
CHECK 261.15

03/09/98 01 15:32 0001 3199

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0409936
IDENTIF. ↑ REFERENCE
98 MAR -9 PM 3:34
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

No. 1263601