BOOK 11091 PAGE 757

WARRANTY DEED	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $99,500.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28TH DAY OF AUGUST, 1998. Notary Public MY COMMISSION EXPIRES: May 26, 2002. (NOTARIAL SEAL)

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
Loretta L. Thorpe	Countrywide Home Loans, Inc.	50-6-89
(NAME)	(NAME)	
3728 Ridgetop Drive	155 North Lake Avenue	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207	Pasadena, CA 91109	
(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, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Loretta L. Thorpe, 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. 44 on the Plan of Northbrook Subdivision Phase 1 of record in Plat Book 6900, Page 859, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Mohammad Hajjafar by deed of record in Book 10900, Page 368, Register's Office for Davidson County, Tennessee.

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

First Union $

unimproved ☐
This is improved ☒ property, known as 3728 Ridgetop Drive, Nashville, TN 37207
(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.

0482291

98 SEP -1 PM 12:43
FELIX Z. ... REGISTER
DAVIDSON COUNTY, TN.

Witness **my/our hand(s)** this **28th day of August, 1998**.

Mohammad Hajjafar

Mohammad Hajjafar

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and official seal at Nashville, Tennessee this 8/28/98.

ELIZABETH E. TRIPLETT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

Commission expires: 5/26/2002

480.3 09/01 0101 03CHECK 379.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11091 PAGE 759

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 99500.00
				CON TX 368.25
				PRFEE 1.00
				MDEED 8.00
				CFEE 2.00
				TOTAL 379.25
				CHECK 379.25
			09/01/98 01	12:44 0001 4803

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0482291
IDENTIFICATION REFERENCE

98 SEP -1 PM 12:43
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1340254