Realty 48-A

WARRANTY DEED

BOOK 11137 PAGE 167

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 124,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF September 19 98

MICHAEL E. BATES NOTARY PUBLIC AT LARGE WILLIAMSON CO. TENN.

Notary Public

MY COMMISSION EXPIRES: ~~May 16, 1999~~ 10/26/98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lassiter, Tidwell & Hildebrand, P.O. Box 1369, Brentwood, TN 37024

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kasso Siewnarine (NAME)	CTX Mortgage Company (NAME)	162-13-097
252 Cedarview Drive (ADDRESS)	P. O. Box 199000 (ADDRESS)	
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Dallas, TX 75219 (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, Javad Salimi

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kasso Siewnarine and wife, Reva Siewnarine

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. 30 on the Plan of Section 1, Monte Carlo Estates, of record in Plat Book 4675, Page 68, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Javad Salimi by deed from John W. Kincaid and wife, Anita D. Kincaid of record in Book 10688, Page 667, Register's Office for Davidson County, TN.

Subject to restrictions of record in Book 4781, Page 858, right of way easement in Book 2494, page 119, and all matters shown on the Plan of Record.

98 OCT -1 PM 3:32
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

0494832

IDENTIF. & REFERENCE

8179 10/01 0101 03CHECK 471.65

unimproved ( )
This is improved (X) property, known as 252 Cedarview Drive, Antioch, TN 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 my hand this 30th day of September 19 98

Javad Salimi

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 Javad Salimi

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 Brentwood, Tennessee, this 30th day of September, 19 98 AT.

Commission expires ~~May 16, 1999~~ 10/26/98

Notary Public

MICHAEL T. BATES NOTARY PUBLIC AT LARGE WILLIAMSON CO. TENN.

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

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

RECEIVED OF _____

FOR _____

BOOK 11137 PAGE 169

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 124500.00
CON TX 460.65
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 471.65
CHECK 471.65

~~10/01/98 01 15:34 0001 8179~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0494832
IDENTIF. & REFERENCE

98 OCT -1 PM 3:32

BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

No. 1353469