WARRANTY DEED

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STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 16,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF December 19 98

Notary Public

MY COMMISSION EXPIRES: July 12, 1999
(AFFIX SEAL)

RUTH M. FORMAN NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY

CASTLEMAN TITLE & ESCROW, INC., 213 A Ward Circle, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charlie Bandy	Charlie Bandy	MAP 149-07A
(NAME)	(NAME)	
709 Dover Glen Drive	1504 Market Square	PARCEL 8.00CO
(ADDRESS)	(ADDRESS)	
Antioch, Tennessee 37013	Hermitage, TN 37076	2DX08597
(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, The Farazmand Family 1994 Trust

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charlie Bandy

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. 8 on the Plan of Chelsea Village, Section 1, of record in Book 7900, Pages 119-121, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being part of the same property conveyed to The Farazmand Family 1994 Trust by deed from Manouchehr Farazmand and Malakeh Ahmadzadeh, Husband and Wife, of record in Book 9543, page 507, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 1999 and subsequent years, easements and restrictive covenants of record.

053005
IDENTIF. # REFERENCE

99 JAN -5 PM 1:11
RECEIVED
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

unimproved (X)
This is improved ( ) property, known as 709 Dover Glen Drive, Antioch, Tennessee 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 day of December 19 98

The Farazmand Family 1994 Trust
By:
Malakeh Farazmand (Ahmadzadeh)

STATE OF CALIFORNIA
COUNTY OF

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named The Farazmand Family 1994 Trust

the bargainor _____, with ~~whom I am personally acquainted~~ or proved to me on the basis of satisfactory evidence, and who acknowledged that She executed the within instrument for the purposes therein contained. Witness my hand and official seal at 9420 RESED NORTHRIDGE California 91324 ~~Tennessee~~, this 22th day of December 19 98.

Commission expires 03.25.01

ROSWITHA AZAM
Commission # 1131395
Notary Public - California
Los Angeles County
My Comm. Expires ... 2001

R. Azam
Notary Public

stamp on the back
R.A.

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

8782 01/05 0101 03CHECK 72.05

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

0533005
IDENTIF. ↑ REFERENCE

99 JAN -5 PM 1:11
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	16500.00
CON TX	61.05
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	72.05
CHECK	72.05

01/05/99 01 13:08 0001 8782

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1408172