Box 28

9904076

WARRANTY DEED

BOOK 11500 PG. 7

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ ~~645,000.00~~

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
~~22nd~~ 27th DAY OF ~~April~~ MAY 19 99

Notary Public

MY COMMISSION EXPIRES: JULY 24, 1999
(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
Richard Manson	SunTrust Mortgage, Inc.	116-2-B-70
(NAME)	(NAME)	
5210 Close Circle	P.O. Box 530718	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205	Atlanta, GA 30353-0718	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

~~0292 05/28 0101 03CHECK 2297.50~~

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, Jerome Rosenblum and Fred Yazdian

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard Manson and wife, Ruth Johnson

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:

A tract or parcel of land located in the 24th Councilmanic District of Davidson County, Tennessee, being Lot No. 88 on the Resubdivision of Lots 88 and 89 on the Plan of Caldwell Close in Hill Place of record in Book 11190, page 79, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete legal description.

Being the same property conveyed to Jerome Rosenblum and Fred Yazdian by quitclaim deed from Jerome Rosenblum and wife, Brenda Rosenblum of record in Book 11500, Page 4, Register's Office for Davidson County, TN.

Subject to Declaration of Covenants, Conditions and Restrictions of record in Book 9645, Page 85, as amended in Book 9658, Page 19, and all matters shown on the Plan of Record.

99 MAY 28 PM 1:42
WILL C. HALL, REGISTER
DAVIDSON COUNTY, TN.

0592843
IDENTIFICATION REFERENCE

unimproved ( )
This is improved (X) property, known as 5210 Close Circle, Nashville, TN 37205
(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 ~~22nd~~ 27th day of ~~April~~ MAY 19 99

Jerome Rosenblum

Fred Yazdian

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ DAVIDSON BOOK 11500 PG. 8

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jerome Rosenblum and Fred Yazdian

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 ~~22nd~~ 27 day of ~~April~~ MAY 19 99

Commission expires JULY 24, 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

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11500 PG. 9

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

0592843

IDEN NO. & REFERENCE

99 MAY 28 PM 1:42

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	645000.00
CON TX	2386.50
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	2397.50
CHECK	2397.50

05/26/99 01 13:45 0001 2293

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1466847