BOOK 11521 PG. 277

STATE OF TENNESSEE
COUNTY OF **DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$69,000.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8 DAY OF June 1999.

Notary Public

MY COMMISSION EXPIRES: ~~NOVEMBER 27, 1999~~ 9/15/99

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ALIREZA RABIEI	**CTX MORTGAGE CORPORATION**	**91-1- 53**
(NAME) **1624 CELEBRATION WAY**	(NAME) **P.O. BOX 199077**	
(ADDRESS) **NASHVILLE, TN 37211**	(ADDRESS) **DALLAS, TEXAS 75219-9077**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

FOR AND IN 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, **I, GREGORY HOWARD ESTES, UNMARRIED,** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ALIREZA RABIEI,** HEREINAFTER CALLED THE GRANTEE, HIS 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. 1 on Block 5 on the Plan of Cherokee Park Subdivision, of record in Plat Book 161 at page 75, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Gregory Howard Estes, unmarried, by deed from I. Dyke Tatum, Substitute Trustee, of record in Book 8464, page 712, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all easements, restrictions and conditions which may affect said property in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved(X) property, known as **6208 MORROW ROAD, NASHVILLE, TN 37209**
(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 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 28TH day of May, 1999.

Gregory Howard Estes

GREGORY HOWARD ESTES

STATE OF TENNESSEE

COUNTY OF DAVIDSON

7673 06/09 0101 03CHECK 266.30

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Gregory Howard Estes,** 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 28th day of May, 1999.

Commission expires: **NOVEMBER 27, 1999.**

LEE A. COHEN
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

Lee A. Cohen

Notary Public

0597935

IDENTIFICATION REFERENCE

99 JUN -9 PM 4:29

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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

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CAMT	69000.00
CON TX	255.30
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	266.30
CHECK	266.30

06/09/99 01 16:28 0001 7673

0597935
IDENTIFICATION REFERENCE

99 JUN -9 PM 4:25

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1472141