# WARRANTY DEED

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LARRY D. CRAIG NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 185,000.00

James R Sulcer Jr
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF June 19 99

Notary Public

MY COMMISSION EXPIRES: June 13, 2000
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**

EAST END TITLE & ESCROW, INC., 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| JAMES R. SULCER, JR. | FIRST UNION MORTGAGE CORPORATION | MAP 156 |
| (NAME) | (NAME) | |
| 7433 EAST COLONY DRIVE | 1100 Corporate Center Drive | 10C |
| (ADDRESS) | (ADDRESS) | |
| NASHVILLE, TN 37221 | Raleigh, NC 276-5066 | PARCEL 11.00 CO |
| (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, NAVEED AZHAR KHAN AND WIFE, JILL RENEE KHAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES R. SULCER, JR. AND WIFE, JOYCE M. REMS

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:

Situated in Davidson County, Tennessee, being Lot No. 11 on the Plan of the Subdivision of East Colony at Riverbend, as of record in Plat Book 7900, page 733, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made.

Being the same property conveyed to NAVEED AZHAR KHAN AND WIFE, JILL RENEE KHAN by Deed of record in Book 10671, page 221, Register's Office for Davidson County, Tennessee.

99 JUL -2 AM 8:29
DILL BURNETT, REGISTER
DAVIDSON COUNTY, TN.

6069975

TIF. & REFERENCE

7405 07/02 0101 03CHECK 695.50

unimproved ( )
This is improved ( X ) property, known as 7433 EAST COLONY DRIVE, NASHVILLE, TN 37221
(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 29th day of June 19 99

Naveed Azhar Khan. Jill Renee Khan

NAVEED AZHAR KHAN

JILL RENEE KHAN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named NAVEED AZHAR KHAN AND WIFE, JILL RENEE KHAN

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 GOODLETTSVILLE, Tennessee, this 29th day of June, 19 99.

Commission expires June 13, 2000

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** _____

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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 |

0606975

IDENTIF. & REFERENCE

99 JUL -2 AM 8:29

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

| | AMT |
|---|---|
| | 185000.00 |
| CON TX | 684.50 |
| PRFEE | 1.00 |
| WDEED | 8.00 |
| CFEE | 2.00 |
| TOTAL | 695.50 |
| CHECK | 695.50 |

07/02/99 01 08:31 0001 7405

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

**No.** 1485831