BOOK 11560 PAGE 185

THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 163,000.00

Patricia J Kilduff
Affiant

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Subscribed and sworn to before me, this 29th day of June 1999

Mitchell A Watts
Notary Public

My Commission Expires: 9-29-2001

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
STEPHANIE REICH 1012 A/B Caldwell Lane Nashville, Tennessee 37204	SUNSHINE MORTGAGE CORPORATION P.O. Box 9274 Marietta, Georgia 30065	MAP 118-13 PARCEL 61

14.10

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED SIXTY THREE THOUSAND AND NO/100---------- ($ 163,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantee___, the receipt of which is hereby acknowledged, I , NADER NASSEH, MARRIED

hereinafter called the Grantor___, have bargained and sold, and by these presents do transfer and convey unto STEPHANIE REICH, UNMARRIED

hereinafter called the Grantee___, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 79 on the Map of Section 1, Oriental Golf Club Subdivision, not of record, described according to a survey made by Z.J. Wilkinson, surveyor, dated December 17, 1938, and more fully described as follows:

SAID Lot No. 79 begins on the northerly margin of Caldwell Lane at a point 478.4 feet west of the westerly margin of 10th Avenue, South, now Leland Lane, said point being the common front corner of Lots Nos. 78 and 79; thence with the line between the two said lots, northwardly 200.0 feet to a point; thence with the line between Lots Nos. 65 and 79, westwardly 75.0 feet to a point; thence with line between Lots Nos. 79 and 80, southwardly 200.0 feet to the northerly margin of Caldwell Lane; thence with the margin of Caldwell Lane, eastwardly 75.0 feet to the beginning.

BEING the same property conveyed to Nader Nasseh, unmarried, by deed from William W. Dick and wife, Carol Kennon Dick, of record in Book 8832, page 640, Register's Office for Davidson County, Tennessee.

SHERVIN ABRARI-NASSEH, spouse of Nader Nasseh, joins in this conveyance to convey any interest she may have in subject property, particularly any marital interest.

This is improved property known as 1012 A/B Caldwell Lane, Nashville, Tennessee 37204

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE___, her heirs and assigns, forever.

GRANTOR___ COVENANT s with the said GRANTEE___ that he is lawfully seized and possessed of said land in fee simple, ha s good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of Section 1, Oriental Golf Club S/D (not of record) of record in Book _____, page _____, Register's Office for Davidson County, Tennessee.

GRANTOR___ FURTHER COVENANTs and binds himself, his heirs and representatives to warrant and forever defend the title to the said GRANTEE___, her heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand on this the 29th day of June, 19 99.

Nader Nasseh
By Shervin Nasseh

Shervin Abrari-Nasseh
By Shervin Nasseh

NADER NASSEH

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named NADER NASSEH, MARRIED, 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 this 29th day of June, 19 99.

My Commission Expires: September 29, 2001

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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___ 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 this _____day of _____, 19 ____.

My Commission Expires: _____

Notary Public

99 JUL -7 AM 7:33

REGISTER'S OFFICE FOR DAVIDSON COUNTY, TN.

RECEIVED FOR REFERENCE

06084468

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BEFORE me, the undersigned, a Notary Public in and for said County and State personally appeared NASSER NASSEH to me known to be the person who executed the foregoing instrument in behalf of NADER NASSEH and SHERVIN ABRARI-NASSEH and acknowledged that he executed the same as the free act and deed of the said NADER NASSEH and SHERVIN ABRARI-NASSEH.

WITNESS may hand and seal this 29th day of June, 1999.

Mitchell A. Watts
Notary Public

My commission expires: 9/29/2001

MITCHELL A. WATTS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

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

CHECK

15000.00

[illegible] 603.10
PRFEE 1.00
MISC 5.00
CFEE 2.00
TOTAL 111.10
TENDERED 111.10
CHECK 1001 9000

0608468

IDENTIFICATION REFERENCE

99 JUL -7 AM 7:33

REGISTER
DAVIDSON CO. TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1487388