Realty 48A

BOOK 11644 PG. 991

Prepared by:
Lassiter, Tidwell & Hildebrand
Attorneys at Law
428 Wilson Pike Circle
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $186,000.00

Affiant

Subscribed and sworn to before me, this 26th day of August, 1999.

Notary Public
My commission expires: 05/20/03

TERESA L. BEARD
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.

My Commission Expires
5-20-2003

99 SEP 1 PM 2:48
DAVIDSON COUNTY

06312666

Address of New Owner:	Send Tax Bills to:	Tax Information
Jared A. Guy 5508 Maplesong Drive Nashville TN 37211	Bank of America 2059 Northlake Parkway Tucker, GA 30084	172-03-0-A 027.00CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged Mohammad Oftadeh hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to Jared A. Guy hereinafter called the Grantee his successors 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. 27 on the Plan of The Woodlands, Phase I, of record in Plat Book 6900, Pages 498 & 499, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to Mohammad Oftadeh by deed from Westminster Homes, of record in Book 10906, Page 456, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 5508 Maplesong Drive, Nashville, Tennessee 37211

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 successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves and our heirs successors and assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

3571 09/01 0101 02CHECK 699.20

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 26th day of August, 1999.

Mohammad Oftadeh

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public within and for said county and state, Mohammad Oftadeh and with whom I am personally acquainted, and who acknowledged he executed the within instrument for the purpose therein contained.

Witness my hand, at office in Brentwood, Tennessee, this 26th day of August, 1999.

Notary Public

My Commission expires: 05/20/03

TERESA L. BEARD
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.

My Commission Expires
5-20-2003

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

CO	- CONVEYANCE	CC	- CERTIFIED COPY	MISC	- MISCELLANEOUS
MO	- MORTGAGE	REL	- RELEASE	COTX	- STATE TAX CONVEY
WD	- WARRANTY DEED	UCC	- UNIFORM COMMERCIAL CODE	MOTX	- STATE TAX MORT
TD	- TRUST DEED	CFEE	- COMPUTER FEE	PRFEE	- PROBATE FEE

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CAMT
186000.00
CON TX 688.20
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 699.20
CHECK 699.20
09/01/99 01 14:49 0001 3571

063 1266

IDENTIF. ↑ REFERENCE

99 SEP -1 PM 2:48
BILL GARRETT REGISTER
DAVIDSON COUNTY. TN.
BY

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1511617

99 VOID

9-1-99

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BOOK 11644 PG. 995

BOOK 11644 PG. 996

BOOK 11644 PG. 997

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