BOOK 11647 PAGE 223

**THIS INSTRUMENT PREPARED BY:**

Lincoln Title & Escrow
5214 Maryland Way, Suite 305
Brentwood, Tennessee 37027

# WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we M & G HOLDINGS hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto ABDUL RAHIM ASHARI, hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, Tennessee, described as follows:

SEE EXHIBIT A

This is improved/unimpoved property, known as 8262 CHARLOTTE PIKE, NASHVILLE, TN 37221. 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 I/we do covenant with the said Grantee(s) that I/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 Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS my/our hand(s) this 29 day of June, 1999.

E. S. Secretary

M & G HOLDINGS

PICKUP

06311748

RECEIVED FOR REFERENCE

99 SEP -2 PM 1:04

BILL CAMPBELL REGISTER
DAVIDSON COUNTY, TN.

4071 66/02 0101 03CHEQUE 124.00

STATE OF TENNESSEE )

COUNTY OF WILLIAMSON )

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named M & G HOLDINGS, 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 WILLIAMSON COUNTY, Tennessee, this 29th day of June, 1999.

NOTARY PUBLIC

My Commission Expires: 3-2302

My Commission Expires on 3/23/2002

STATE OF TENNESSEE )

COUNTY OF WILLIAMSON )

The actual consideration or value, whichever is greater, for this transfer, is $ 30,000.00.

AFFIANT

Sworn to and subscribed before me this 29th day of June, 1999.

NOTARY PUBLIC

My Commission Expires: 3-23-02

My Commission Expires on 3/23/2002

ATTACHMENT



LOT 4

Being a parcel of land in the Second Civil District of Nashville, Davidson County, Tennessee, located on the northerly margin of Charlotte Pike (Hwy. 70N) east of Charlotte Pike's intersection with Memphis-Bristol Highway and being more particularly described as follows:

Beginning at an iron pin the northerly margin of Charlotte Pike, said pin being the southwest corner of herein described lot and the southeast corner of Mary K. Kirk, et. al. of record in Deed Book 10512, page 786, R.O.D.C.;

Thence, leaving said margin with the easterly line of said Kirk, N00 degrees 24'18"W, 500.00 feet to an iron pin;

Thence leaving Kirk, N72 degrees 10'48"E, 318.13 feet to an iron pin;

Thence, S03 degrees 01'00"W, 424.99 feet to an iron pin in the northerly margin of Charlotte Pike;

Thence, with said margin and a curve concave to the north having a central angle of 06 degree 37'34", a radius of 2825.00 feet and a chord of S58 degrees 01'09"W, 326.52 feet for an arc length of 326.71 feet to the point of beginning containing 133,754 square feet or 3.07 acres, more or less.

Being a part of the same property conveyed to M and G Holding, LLC, by deed from Frank O. Bates and Mattie Lou Resha, dated June 30, 1997, recorded July 1, 1997, of record in Book 10512, page 892, Register's Office for Davidson County, Tennessee.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED

# OFFICIAL RECEIPT

**BILL GARRETT**
**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

**RECEIVED OF** _____

**FOR** _____

Book 11611 Page 226

| | | |
|---|---|---|
| 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 |

CAMT 30000.00
CON TX 111.00
PRFEE 1.00
WDEED 0.12
CFEE 2.00
~~TOTAL 114.12~~
~~CHECK 114.12~~
09/02/99 01 13:04 0001 4071

TOTAL 126.00

VOID
WDEED 0.12-
WDEED 12.00
~~TOTAL 11.88~~
~~CHECK 11.88~~
09/02/99 01 17:52 0001 4470

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

**No.** 1512111

NASHVILLE BUSINESS FORMS, INC.
615-255-0850