THIS INSTRUMENT PREPARED BY: LARRY D. CRAIG, ATTORNEY AT LAW, 305 FOURTEENTH AVENUE, NORTH, NASHVILLE, TENNESSEE 37203

mail

BOOK 11670 PAGE 424

0904 09/22 0101 03CHECK 455.00

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration of value whichever is greater, for this transfer is $120,000.00.

Walid al Nimri
Affiant

Subscribed and sworn to before me this the 21st day of September, 1999.

Notary Public

My Commission Expires: 6-13-2000

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

Address New Owner(s)as follows:	Send Tax Bills To:	Map-Parcel Numbers
William Abu Shaar and Walid O. Al-Nimri 1312 Eighth Avenue, North Nashville, Tennessee 37208	Same	Map 081-12-0 Parcel 448.00

For and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration the receipt of which is hereby acknowledged, I, Harold Trauernicht, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto William Abu Shaar and Walid O. Al-Nimri, tenants in common, 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:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of first revision Templeton and Armstrong Subdivision, as of record in Plat Book 7900, Page 374, Register's Office for said county, to which plan reference is made for a more complete description.

Being the same property conveyed to Harold Trauernicht, married, by deed from Equity Development Company, a sole proprietorship of John L. Templeton, III, of record in Book 9399, Page 136, Register's Office for Davidson County, Tennessee, and by decree for redemption of record in Book 11665, Page 314, Register's Office for Davidson County, Tennessee.

The spouse of Harold Trauernicht, Margaret Anne Trauernicht, joins in this instrument to convey any and all marital interest she might possess in and to the aforedescribed tract of land.

1999 Metropolitan Government taxes have this day been prorated and the Grantees shall be responsible for the entire tax bill when due and payable.

This is improved property known as 1312 Eighth Avenue, North, Nashville, Tennessee 37208.

MAIL ENV.

06381139

99 SEP 22 AM 8:09

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the GRANTEES, their heirs and assigns, forever; and I do covenant with the said GRANTEES that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, and I do further covenant and bind myself, my 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. Whenever 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 hands this 21st day of September, 1999.

HAROLD TRAUERNICHT

MARGARET ANNE TRAUERNICHT, SPOUSE OF HAROLD TRAUERNICHT

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 Harold Trauernicht and wife, Margaret Anne Trauernicht, the bargainors, 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 seal at Nashville, Tennessee, this 21st day of September, 1999.

NOTARY PUBLIC

My Commission Expires: 6-13-2000

D. CRAIG
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

VOID

CON TX 44.00-
CON TX 444.00
~~TOTAL 400.00~~
~~CHECK 400.00~~
09/22/99 01 08:13 0001 0905

~~0505 09/22 0101 02CHECK 400.00~~

CAMT 120000.00
CON TX 44.00
PRFEE 1.00
WDEED 8.00
CFEE 2.00
~~TOTAL 55.00~~
~~CHECK 55.00~~
09/22/99 01 08:12 0001 0904

Total 455.00

0638139

REFERENCE

99 SEP 22 AM 8:09

FILED

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1518846