Prepared by
~~RECORD AND RETURN TO:~~
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP) **39126** FILE BOX "7"

Instr:200007310075156 Page: 1 OF 2
REC'D FOR REC 07/31/2000 10:37:04AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $2118.25

WARRANTY DEED

Record & Return To:
Southern Title Services, LLC
Three Maryland Farms, Suite 150
Brentwood, TN 37027
File # 200011257

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$ 572,500.00.**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE THIS **24TH DAY OF JULY, 2000.**

Notary Public

MY COMMISSION EXPIRES:_____

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37203

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL #
ROBERT B. THOMPSON and **DOROTHY D. WILSON** **211 Belclaire Place** **Nashville, Tennessee 37205**	**S A M E**	**104-14-G-114** **7DA 92988**

FOR AND IN 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, KATIE MIRIAN and husband, ALI H. MIRIAN**

H.EREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ROBERT B. THOMPSON and wife, DOROTHY D. WILSON**

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. 3 as shown on the Final Plat of Whitworth Phase 2, of record in Book 7900, page 470, said Register's Office, to which reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Katie Mirian and husband, Ali H. Mirian by deed from Fairway Homes, Inc., of record in Book 9874, page 590, Register's'Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

1. **Matters shown on the Plan of record in Book 7900, page 470, said Register's Office.**
2. **Declaration of Covenants, Conditions, Liens, Easements, and Restrictions, including, but not limited to easements, assessemtns, special assessments, charges and liens, contained in an instrument of record in Book 8026, page 305, as amended of record in book 8282, page 45, and as amended, supplemented and made applicable of record in book 8830, page 249, said Register's Office.**
3. **Rights of others in and to the common area, if any.**

Unimproved ( )
This is improved (X) property, known as **211 Belclaire Place, Nashville, Tennessee 37205**
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 HANDS THIS 24TH DAY OF JULY, 2000.

X Katie Mirian

KATIE MIRIAN

X Ali H. Mirian

ALI H. MIRIAN

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 KATIE MIRIAN and husband, ALI H. MIRIAN, 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 official seal at Nashville, Tennessee, this the 24th day of July, 2000.

NOTARY PUBLIC

NOTARY PUBLIC AT LARGE

My Commission Expires: 5/26/02