Box 17

Davidson County DEEDWARR
Recvd: 10/02/00 14:00 2pgs
Fees:11.00 Taxes:316.35
20001002-0097227

RECORD AND RETURN TO:
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP) **39314** FILE BOX "7"

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER
IS **$ 85,500.00.** Bakhtiar H Hawramy
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
THIS **29th DAY OF SEPTEMBER, 2000.**
Notary Public
MY COMMISSION EXPIRES: 11/24/2001

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 #
BAKHTIAR H. HAWRAMY and **SHUKRIA H. HAWRAMY** **558 Annex Avenue** **Nashville, Tennessee 37209**	**JEFFERSON HERITAGE MORTGAGE CO.** **15435 Clayton Road** **Ballwin, MO 63022-0017**	**90-12-344** **8DA 25832**

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 **RAYMOND C. TIDWELL and wife, TERESA K. TIDWELL**

H.EREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **BAKHTIAR H. HAWRAMY and SHUKRIA H. HAWRAMY**

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. 17 on the Plan of Charlotte Park Annex of record in Book 3700, Page 49, Register's Office for Davidson County, Tennessee, to which plan reference is herein made for a more complete legal description of metes and bounds.

BEING the same property conveyed to Raymond C. Tidwell and wife, Teresa K. Tidwell by deed from Oaklean M. McCord, Unmarried, of record in Instr: 200006060056150, Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property, known as **558 Annex Avenue, Nashville, Tennessee 37209**
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 29TH DAY OF SEPTEMBER, 2000.

X Raymond C. Tidwell
RAYMOND C. TIDWELL

X Teresa K Tidwell By Raymond C. Tidwell AIF
TERESA K. TIDWELL

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 RAYMOND C. TIDWELL, 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 foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this the 29th day of September, 2000.

NOTARY PUBLIC

My Commission Expires: 5/26/02

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 29th day of September, 2000, before me personally appeared RAYMOND C. TIDWELL to me known to be the person who executed the foregoing instrument in behalf of TERESA K. TIDWELL, as her Attorney-in-Fact, and acknowledged that he executed the same as the free act and deed of the said TERESA K. TIDWELL, as though she had personally acted.

WITNESS my hand and official seal at Nashville, Tennessee, this the 29th day of September, 2000.

Comm Exp. 5/26/02