BOX1

WARRANTY DEED

LORI HOLLOWAY NOTARY PUBLIC AT LARGE RUTHERFORD CO., TENN.

My Commission Expires Oct. 9, 1999 2003

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $175,000.00

Mohammad Hajjafar
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18TH DAY OF MAY, 2001.

Lori Holloway
Notary Public

MY COMMISSION EXPIRES: October 9, 2003.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mohammad Hajjafar	First Tennessee Bank, N.A.	119-9-199
(NAME)	(NAME)	
2855&2857 Logan Street	511 Union Street	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Nashville, TN 37219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Daniel A. Park, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mohammad Hajjafar, 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:

Tract 1:
A small tract of land in the 6th, formerly 9th Civil District of Davidson County, Tennessee, being a part of the J.S. Logan Tract of Land, described as follows:

Beginning on the westerly margin of Logan Avenue, at the Southeast corner of the property conveyed to M.L. Dorris by deed from L.B. Corley and wife, of record in Book 714, Page702, Register's Office for said County; thence with the westerly margin of said Avenue, southwardly 125 feet; thence westwardly 130 feet, more or less, to the easterly line of the Mattie King place; thence with the easterly line of the King Place, northwardly 125 feet to the southwest corner of the Dorris Lot; thence with the Dorris southerly line, eastwardly 130 feet, more or less, to the beginning.

Tract 2:
A small tract of land in the 6th formerly the 9th Civil District of Davidson County, Tennessee (now part of the City of Nashville), described according to a survey made by John M. Sullivan, County Surveyor, April 29, 1946, as follows:

Beginning on the westerly margin of Logan Avenue at the northeast corner of the property conveyed to Mrs. E.V. Toombs, by deed from Melissa M. Logan, of record in Book 1390, Page 378, Register's Office for Davidson County, Tennessee; thence with Toomb's north line westwardly 126 feet; thence northwardly 79 feet 4 inches; thence eastwardly 126 feet to the westerly margin of said Avenue southwardly 82 feet 7 inches to the point of beginning.

Being the same property conveyed to Daniel A. Park by deed of record in Book 10085, Page 682, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐
This is improved ☒ property, known as 2855&2857 Logan Street, Nashville, TN 37211
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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.

Davidson County DEEDWARR
Recvd: 05/22/01 11:04 2pgs
Fees:11.00 Taxes:647.50

20010522-0052803

Witness my/our hand(s) this 18th day of May, 2001.

Daniel A. Park

MAE JA PARK

State of Tennessee County of Tennessee

Personally appeared before me the undersigned, a Notary Public in and for said County and State, the within named Daniel A. Park* the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that ~~he~~ they executed the within instrument for the purposes therein contained.

* And wife Mae Ja Park

Witness my hand and official seal at Antioch, Tennessee, this 18th day of May, 2001.

Commission expires:

LORI HOLLOWAY NOTARY PUBLIC AT LARGE RUTHERFORD CO., TENN.

My Commission Expires Oct. 9, ~~1999~~ 2003

Notary Public