Davidson County DEEDWARR
Recvd: 07/19/01 15:39 2pgs
Fees:13.00 Taxes:397.20

20010719-0076863

RECORD AND RETURN TO;
NATIONS TITLE OF TENNESSEE, INC.
5214 MARYLAND WAY, STE. 208
BRENTWOOD, TN 37027
01TN00749

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $107,350.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16TH DAY OF JULY, 2001

Notary Public

MY COMMISSION EXPIRES: 3/23/2002

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
NATIONS TITLE AGENCY OF TENNESSEE, INC., 5214 MARYLAND WAY. STE. 208, BRENTWOOD, TN 37027

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
YOLANDA CASTILLO ROJAS	**RIGHT MORTGAGE COMPANY**	**162-6-16**
183 Tusculum Road	**106B West Hill Drive**	
Antioch, TN 37013	**Lebanon, TN 37087**	

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,

GHOLAM M. DURANI AND WIFE, RAHILA DURANI

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

YOLANDA CASTILLO ROJAS, UNMARRIED AND FERNANDO MURO, UNMARRIED

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. 4 on the Plan of Tusculum Circle, Section I, of record in Book 3842, page 150, Register's Office for said County.

Said Lot No. 4 fronts 85 feet on the southerly side of Tusculum Road and runs back between parallel lines 185 feet to a dead line.

Being the same property conveyed to Gholam M. Durani and wife, Rahila Durani by quitclaim deed from Gholam M. Durani and wife, Rahila Durani and Hamidullah Durani, dated May 27, 1998 and recorded in Book 10966, page 518, said Register's Office

Unimproved ( )This is improved (X) property known as **183 TUSCULUM ROAD, ANTIOCH, TN 37013**
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 16th day of July, 2001

Gholam M. Durani

GHOLAM M. DURANI

Rahila Durani by GHOLAM M. Durani Atty Infact

RAHILA DURANI BY GHOLAM M. DURANI, ATTY. IN FACT

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 Gholam M. Durani 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 16th day of July , 2001.

Commission Expires:_____

_____
Notary Public

GARY C. VICTORY NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

My Commission Expires JAN. 25, 2003

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid personally appeared _____ and _____ with whom I am personally acquainted and who upon _____oath(s) acknowledged _____ to be the _____ and _____respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 20_____.

My commission expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 16th day of July, 2001, before me personally appeared Gholam M. Durani to me known to be the person who executed the foregoing instrument in behalf of Rahila Durani as her Attorney in Fact, and acknowledged that she executed the same as the free act and deed of the said Rahila Durani.

Witness my hand and official seal at Nashville, Tennessee, this the 16th day of July, 2001.

My commission expires:_____

_____
Notary Public

GARY C. VICTORY NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

My Commission Expires JAN. 25, 2003