File Box 243

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 03/02/07 08:45 2 pgs
Fees:13.00 Taxes:832.50

20070302-0025699

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 225,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF February, 2007

Notary Public

MY COMMISSION EXPIRES: 11/17/
(AFFIX SEAL)

MARTHA C. WADDELL NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
Key Title & Escrow Services, 215 Jamestown Park Rd. #204, Brentwood, Tn 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jamie L. Mullican (NAME)	~~Bank of Nashville~~ New Owners (NAME)	142-11-23.00
7158 Birch Bark Drive (ADDRESS)	~~401 Church Street, Ste. 400~~ (ADDRESS)	
Nashville, Tennessee 37221 (CITY) (STATE) (ZIP)	~~Nashville, TN 37219~~ (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, Iqtidar A. Shirazi and wife, Sarwat J. Shirazi

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jamie L. Mullican and wife, Michelle D. Mullican

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. 73 on the Plan of Valley West, Section 2, of record in Book 3600, page 86, Register's Office for Davidson County, Tennessee and more fully described in deed of record in Book 4321, page 911, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Igtidar A. Shirazi and wife, Sarwat J. Shirazi by Warranty Deed from James L. White and wife, Rita A. White dated 9/11/95 and recorded on 9/12/95 of record in Book 9792, page 717, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 2007 and subsequent years, and to any and all restrictions and easements which may affect the property and are currently of record.

Igtidar A. Shirazi being one and the same person as Iqtidar A. Shirazi.

unimproved ( )
This is improved (X) property, known as 7158 Birch Bark Drive, Nashville, Tennessee 37221
(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.

Witness our hand s this 28th day of February, 2007

Iqtidar A. Shirazi

Sarwat J. Shirazi

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Iqtidar A. Shirazi and wife, Sarwat J. Shirazi

the bargainor s, with whom I am personally acquainted, and who 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 Brentwood, Tennessee, this 28th day of February, 2007.

Commission expires 11/14/11

Notary Public

SHARON K. ANDERSON
NOTARY PUBLIC
STATE OF TENNESSEE
COUNTY OF SHELBY
MY COMM. EXP. JAN. 16, 2011

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 _____, _____.

My commission expires _____

_____
Notary Public