BOOK 6431 PAGE 258

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
DOUGLAS S. HALL	WACHOVIA MORTGAGE COMPANY	034-13-81
(NAME)	(NAME)	
5040 Kingsview Court	P. O. Box No. 3193	F.B.# 11 D
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN. 37220	Winston- Salem, N. C. 27102	29325
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 ---------- *Dollars,*

cash in hand paid and for other valuable consideration amongst others grantee assuming and agreeing to pay unpaid mortgage liens as of record in Register's Office for Davidson County, Tennessee,

We, Nagender P. Kaja alias Kaza, and wife, Nayana Kaja,

have this day bargained and sold, and do hereby transfer and convey unto the said Douglas S. Hall and his *the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lot. No.14, Bock A, Eastlawn Sub Division, as of record in Book 547, Page 154, Register's Office for said county, Tennessee.

Said Lot No. 14 fronts 50 feet on the northerly side of Welworth Street and runs back between parallel lines 120 feet to a dead line in the rear, measuring 50 feet thereon.

Being the same property conveyed to us bydeed from Michael Claxton, as of record in Book 4791, Page 974, and by deed from Jagannath B. Annam and wife, Varalaxmi Annam, as of record in Boom 5702, Page 222, Register's Office for said county, Tennessee.

Sellers hereby authorize Wachovia Mortgage Co. to transfer the escrow funds upto $255,87 to buyer and excess over that amount be refunded to the sellers at their mailing address of 2423 Mandker Dr. Madison, TN.37115

B. ANNAM NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 31,915.00

Subscribed and sworn to before me, this the 20th day of November, 19 84

Affiant Douglas S. Hall

My commission expires: 12-10-1985 (Affix Seal)

Notary Public J. B. Annam

unimproved ( ) This is improved (X) property, known as 155-157 Welwoth St. (House Number) (Street) Madison, TN.37115 P.O. Address: (City or Town)

CHECK

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered. except as of record.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 13th *day of* November, 19 84 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

11/21 SK-4

Nagender P. Kaza (NAGENDER P. KAZA)

Nayana Kaja (NAYANA KAJA)

3078

STATE OF TENN
COUNTY OF DAVIDSON

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Personally appeared before me, undersigned *, a Notary Public in and for said County and State,*

Nagender p. Kaza and wife, Nayana Kaja,

the within named bargainor....S, with whom I am personally acquainted, and who acknowledged that they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Madison *this* 20th *day of* November, *19* 84

Commission expires 12-10-85

J. B Annam
Notary Public

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* ....self *to be* ..... *of the* ....., *the within named bargainor, a corporation, and that* ... *he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* ....self *as* .....

Witness my hand and seal, at office in ..... *this* .....*day of* ....., *19* .....

.....*Notary Public*

Commission expires .....

WARRANTY DEED

FROM

NAGENDER P. KAZA ANDWIFE.

TO

DOUGLAS S. HALL

This instrument is prepared by,

Jag Annam, Attorney,

2423 Mansker Dr.,
MADISON ,TN.37115.

I 6 5 0 9 8

IDENTIF. REFERENCE

Nov 21 2 08 PM '84

FELIX A. ROBERTSON II REGISTER
DAVIDSON COUNTY, TN

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 6431 PAGE 260

CO -CONVEYANCE	CC -CERTIFIED COPY	MISC -MISCELLANEOUS
MO -MORTGAGE	REL -RELEASE	CO TX -STATE TAX CONVEY
WD -WARRANTY DEED	UCC -UNIFORM COMMERCIAL CODE	MO TX -STATE TAX MORT
TD -TRUST DEED		PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

31915.00- CAMT.
82.94 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 89.44-
9078A11/21/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 65098

IDENTIF. REFERENCE

Nov 21 2 07 PM '84

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 0087061