Nashville, Tennessee
00259363
BOX 35 BOOK 7850 PAGE 725

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Peggy J. Smith (NAME)	Atlantic Coast Mortgage Co. (NAME)	MAP 75-11
4320 Baton Rouge Drive (STREET ADDRESS OR ROUTE NUMBER)	12700 Fair Lakes Circle (STREET ADDRESS)	PARCEL 111
Hermitage, Tn 37076 (CITY) (STATE) (ZIP)	Fairfax, Virginia 22033 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of ~~TEN AND NO/100~~ ----------$10.00---------- *Dollars,*

Cash in hand paid by Peggy J. Smith and Sammie I. Long-Pulliam and other good and valuable considerations accepted as cash, the receipt and sufficiency of which are hereby acknowledged,

Harbans S. Dhindsa and wife, Dev K. Dhindsa

have this day bargained and sold, and do hereby transfer and convey unto the said Peggy J. Smith, married, and Sammie I. Long-Pulliam, married, as tenants in common,

the Grantees herein, their (successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in the 3rd Civil District of Davidson County, Tennessee, being Lot No. 70 on the Plan of Highlands of Tulip Grove, Section 4, as of record in Plat Book 4860, page 85, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Harbans S. Dhindsa and wife, Dev K. Dhindsa by deed from Joseph R. Saxon and wife, Kathleen M. Saxon of record in Book 5460, page 996, Register's Office of Davidson County, Tennessee.

36440

MAY 26 1 45 PM '89

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 92,500.00

Subscribed and sworn to before me this the 24th *day of* May *19* 89

My commission expires: 11/12/90 *(Affix Seal)*

Affiant

Notary Public

unimproved ( )
This is improved ( ) property, known as 4320 Baton Rouge Drive, Hermitage, Tn 37076
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the 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.

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 24th *day of* May *19* 89, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Harbans S. Dhindsa

Dev K. Dhindsa

Harbans S. Dhindsa

Dev K. Dhindsa

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned *a Notary Public in and for said County and State* Harbans S. Dhindsa and wife, Dev K. Dhindsa

the within named bargainor S, *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* 24th *day of* May, *19* 89

Notary Public

Commission expires 11/12/90

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 (or proved to me on the basis of satisfactory evidence), 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 _____

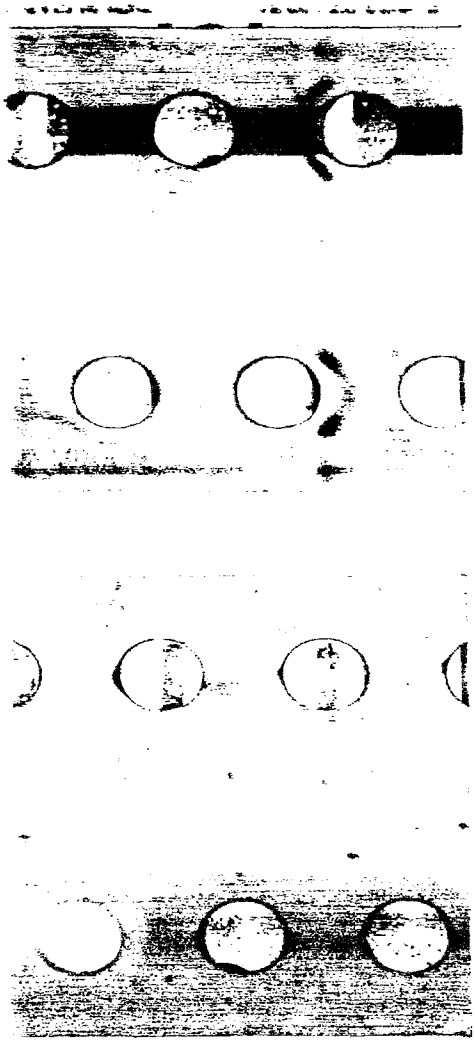
WARRANTY DEED

FROM

TO

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

[illegible] 07/26 6550



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7850 PAGE 727

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT	92500.00
CON TX	305.25
PRFEE	0.50
WDEED	6.00
TOTAL	311.75
CHECK	311.75

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/26/89 01 13:46 0001 0359

36440

IDENTIFICATION REFERENCE

MAY 26 1 45 PM '89

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY

No. 213727