FILE 41

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 78,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF September 89

Notary Public

MY COMMISSION EXPIRES 5-20-92
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William D. Castleman, 101 Cumberland Avenue, Madison, Tennessee 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Albert S. Sircar (NAME)	INVESTORS FEDERAL SAVINGS BANK (NAME)	52-11-14
1037 Jasperson Drive (ADDRESS)	109 Walton Ferry Road (ADDRESS)	
Madison, TN 37115 (CITY) (STATE) (ZIP)	Hendersonville, TN 37075 (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, Robert L. Sanford and wife, Erika A. Sanford

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Albert S. Sircar and wife, Salome L. Sircar

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. 62 on the Plan of Madison Heights, Section II, Part IV, as of record in Book 2133, page 106, Register's Office for said County.

Said Lot No. 62 fronts 112 feet on the southerly side of Jasperson Drive and runs back 369.87 feet on the easterly line and 349.3 feet on the westerly line to a dead line, measuring 113.88 feet thereon.

Being the same property conveyed to Robert L. Sanford and Erika A. Sanford by deed from Juliette E. Minner, unmarried, of record in Book 7851, page 812, Register's Office for Davidson County, Tennessee.

64231

IDENTIFICATION REFERENCE

SEP 7 9 43 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

2461 09/07 0101 03CHECK 264.40

or improved ( ) property, known as 1037 Jasperson Drive, Madison, TN 37115
(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 5th day of September, 19 89

Robert L. Sanford

Erika A. Sanford

BOOK 7932 PAGE 965

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 Robert L. Sanford and wife, Erika A. Sanford

the 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 Madison, Tennessee this 5th day of September, 1989.

Commission expires 5-20-92

Notary Public

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 _____ oaths/ 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 _____ 19_____.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

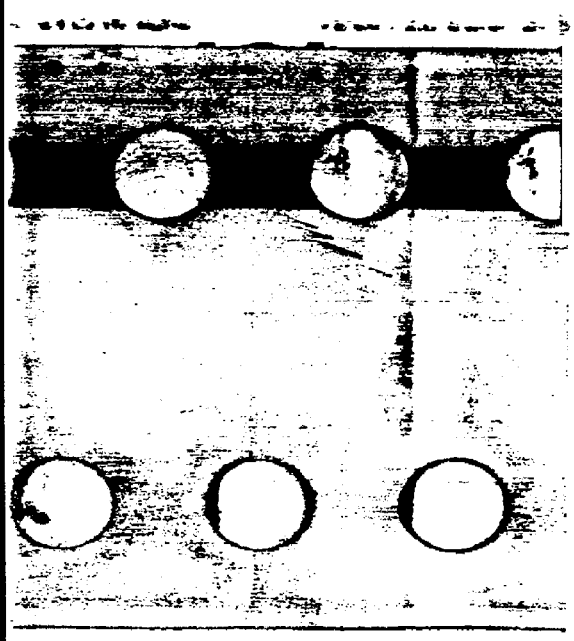
Robert L. Sanford and wife, Erika A. Sanford

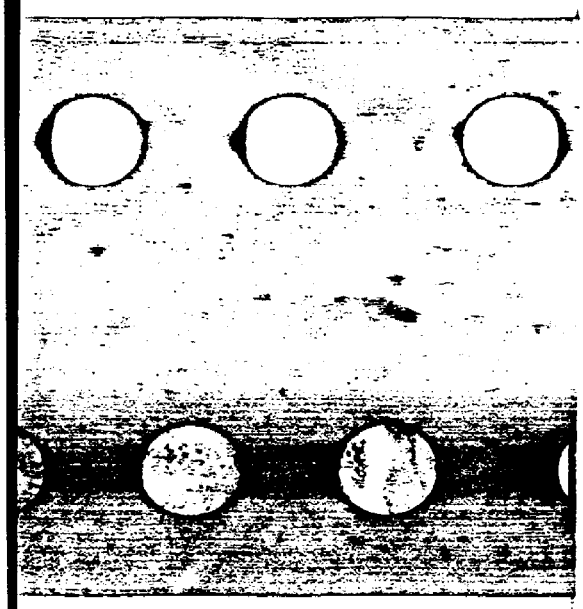
TO

Albert S. Sircar and wife, Salome L. Sircar

RETURN TO:

William D. Castleman
101 Cumberland Avenue
Madison, Tennessee 37115





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

RECEIVED OF _____

FOR _____

BOOK 7932 PAGE 966

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	78000.00
CON TX	257.40
PRFEE	1.00
WDEED	6.00
TOTAL	264.40
CHECK	264.40

09/07/89 01 09:44 0001 2461

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6.4:23 I.:

IDENTIFICATION REFERENCE

SEP 7 9 43 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 246480