This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

File Box 24

ADDRESS NEW OWNER:
Monty Banerjee and Ruma Banerjee
1203 Haber Drive
Brentwood, TN 37027

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Regions Bank
P. O. Box 305171
Nashville, TN 37230-5171

MAP AND PARCEL:
MAP 118-01
PARCEL 293
22W-12020

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Robert C. King, married hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Monty Banerjee and wife, Ruma Banerjee, as tenants by the entirety, 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:

BEING Lot No. 89, on the Plan of Montrose Place, of record in Plat Book 57, Page 93, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Robert C. King, by Quitclaim Deed from Howard L. Caughron and wife, Marguerite Caughron of record in Book 7103, Page 621, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

Grantee(s) hereby assumes and agrees to pay the unpaid balance on the existing mortgage held by Regions Bank of record in Book 7386, Page 585, said Register's Office, the debt secured thereby and also hereby assumes the obligations under the terms of the instruments creating the loan. The escrow account to be transferred to Grantee(s).

Taxes for 1995 have been pro-rated and assumed by Grantee(s).

Shannon Williams King joins in the execution of this instrument to convey whatever interest he may have, especially marital rights.

This is improved property known as 905 Gilmore Avenue, Nashville, TN 37204.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Monty Banerjee and wife, Ruma Banerjee, their heirs and assigns, forever; and we, Robert C. King and wife, Shannon Williams King 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 18th day of January, 1995.

Robert C. King

Shannon Williams King

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Robert C. King and Shannon Williams King 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 Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 18th day of January, 1995.

NOTARY PUBLIC

My Commission Expires: 3/22/97

3637 01/20 0101 03CHECK 192.15

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

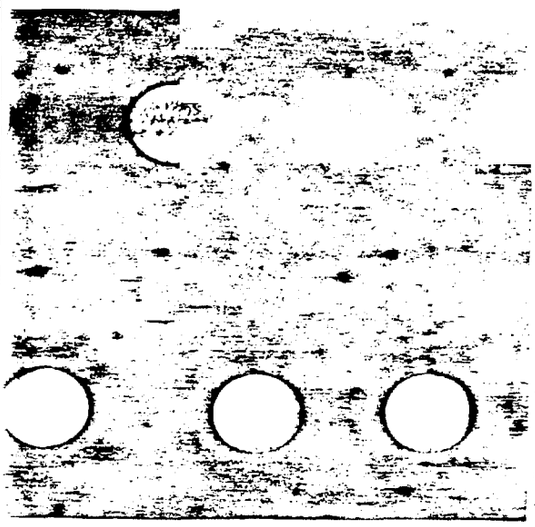
The actual value or consideration, whichever is greater, for this transfer is $ 49,500.00.

AFFIANT

Subscribed and sworn to before me this 18th day of January, 1995.

NOTARY PUBLIC
My Commission Expires: 3/22/97

26725
IDENTIFICATION REFERENCE



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

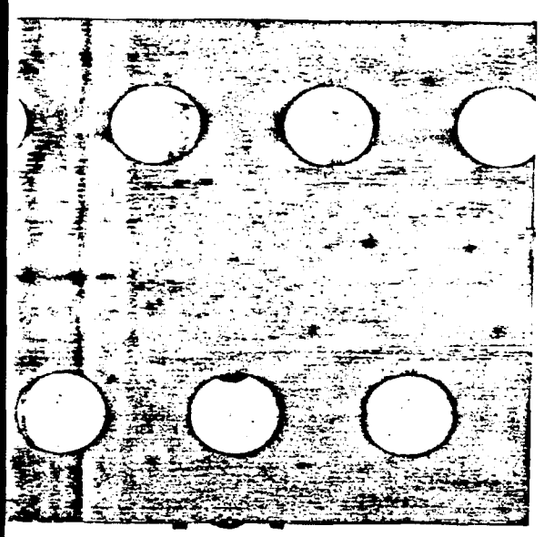
RECEIVED OF _____

FOR _____

BOOK 9574 PG 899

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



CAMT 49500.00
CON TX 183.15
PRFEE 1.00
WDEED 8.00
TOTAL 192.15
CHECK 192.15

01/20/95 01 08:36 0001 3637

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

26725
IDENTIF. & REFERENCE

95 JAN 20 AM 8:36

REGISTER
DAVIDSON COUNTY, TN.

No. 873451