26B

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Monty Banerjee Ruma Banerjee 1203 Haver Drive Brentwood, TN 37027	Mellon Mortgage Company 3100 Travis Street Houston, TX 77252	Map 087-130 Parcel 043.00

This instrument prepared by: Robert J. Notestine, III, Attorney,
104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205

WARRANTY DEED BOOK 9748 PG 215

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, We, James M. Wolchok and Robert L. Wolchok, (The "Grantors") have bargained and sold, and by these presents does transfer and convey unto Monty Banerjee and wife, Ruma Banerjee, (The "Grantees"), Grantees's successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Being Lot No. 170 on the Plan of Valley Grove Subdivision, Section 2, of record in Plat Book 5200, page 489, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

Being the same property conveyed to James M. Wolchok and Robert L. Wolchok by Warranty Deed from Lisa I. Stephens of record in Book 7925,page 751, said Register's Office for Davidson County, Tennessee.

James M. Wolchok and Robert L. Wolchok, acknowledges that the property conveyed herewith has never been occupied as a residence by them at any time and that such property is a rental held for investment.

The description is the same as was used in the last deed of record.

This property is commonly known as 908-910 Brook Valley Couart, Hermitage, TN 37076.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the grantees to assume the unpaid balance of a note secured by a first mortgage deed of trust to Meritor Mortgage Corporation of record in Book 7113, page 67, said Register's Office and has since been assigned to Mellon Mortgage Company, and that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the grantees.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer is $58,250.00.

Monty Banerjee
Affiant

Subscribed and sworn to before me this 31st day of July, 1995.

Notary Public

My Commission Expires Jan 24, 1998

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees's successors and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 31st day of July, 1995.

James H. Wolchok

Robert L. Wolchok
by: James H. Wolchok,
Attorney in Fact

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 James H. Wolchok, bargainor, with whom I am personally acquainted (or Proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 31st day of June, 1995.

Notary Public

My Commission Expires: Jan 24, 1998

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

On this 31st day of July, 1995, before me personally appeared James M. Wolchok, to me known to be the person who executed the foregoing instrument in behalf of Robert L. Wolchok acknowledged that he executed the same as the free act and deed of said Robert L. Wolchok

WITNESS my hand and official seal at Nashville, Tennessee, this 31st day of June, 1995.

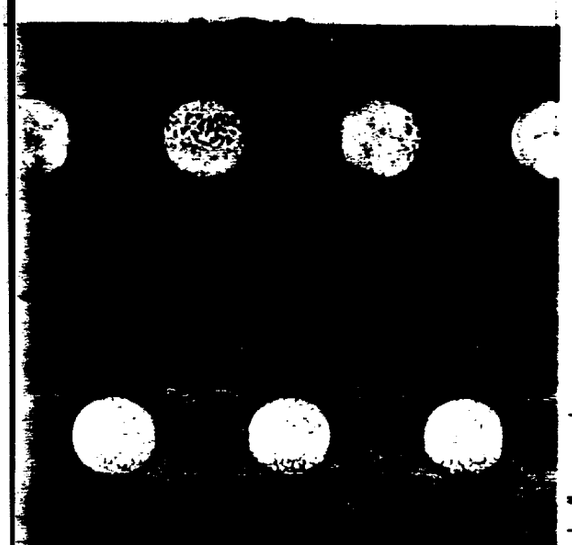
Notary Public

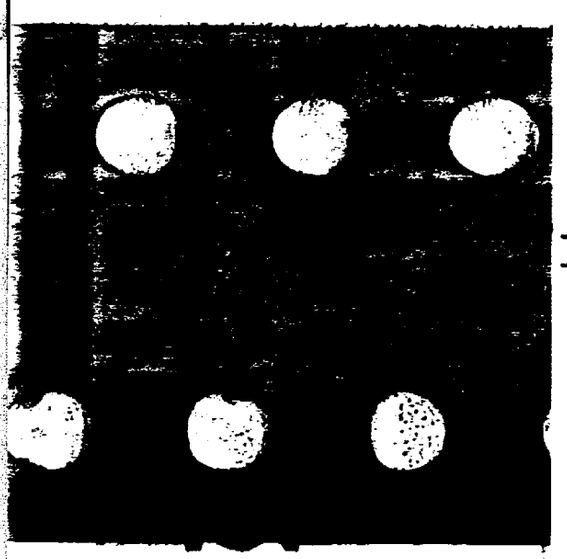
My Commission Expires: Jan 24, 1998

0084883
IDENTIF. ↑ REFERENCE

95 AUG -1 PM 4:09
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

08/01 0101 03CHECK 224.53





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9748 PG 217

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 58250.00
CON TX 215.53
PRFEE 1.00
WDEED 8.00
TOTAL 224.53
CHECK 224.53

08/01/95 01 16:11 0001 7466

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0084883
IDENTIF. ↑ REFERENCE

95 AUG -1 PM 4:09
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 936503