BOOK 10095 PG 94

41

GENERAL WARRANTY DEED

FROM:	Robert W. Laumeyer and wife, Denise M. Laumeyer, Grantors	This Instrument Was Prepared By: Jeffrey R. King Farris, Warfield & Kanaday Suite 1900 SunTrust Center Nashville, Tennessee 37219
TO:	Jayasri Roy, Grantee	

Address New Owner(s) as Follows:	Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes	Map-Parcel Numbers
4201 Bayside Lane Hermitage, TN 37076	Same	108-15-0 003.00

6528 06/21 0101 03CHECK 316.70

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is Eighty-One Thousand and 00/100 Dollars ($81,000.00).

Robert W. Laumeyer
Affiant

SUBSCRIBED AND SWORN TO before me, this the 21st day of June, 1996.

Notary Public

My Commission Expires: 3-22-97

FOR AND IN CONSIDERATION OF the sum of Eighty-One Thousand and 00/100 Dollars ($81,000.00), the receipt and sufficiency of which are hereby acknowledged, ROBERT W. LAUMEYER and wife, DENISE M. LAUMEYER (the "Grantors") have bargained and sold, and by these presents do transfer and convey unto JAYASRI ROY, (the "Grantee"), her heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, more particularly described on Exhibit A attached hereto and incorporated herein by this reference (the "Property").

The Property is improved property known as 817 Woodcraft Drive, Nashville, Tennessee 37214.

This conveyance is expressly made subject to those matters more specifically set forth on Exhibit B attached hereto and incorporated herein by this reference.

TO HAVE AND TO HOLD the Property with the appurtenances, estate, title and interest thereto belonging to the Grantee, her heirs, successors and assigns forever.

And Grantors do covenant with the Grantee that Grantors are lawfully seized and possessed of the Property in fee simple, Grantors have a good right to convey the Property, and the Property is unencumbered and unrestricted except as to those matters set forth on Exhibit B, to which this conveyance is expressly made subject.

Grantors do further covenant and bind Grantors, their heirs, successors and assigns to warrant and forever defend the title to the Property to the Grantees, her heirs, successors and assigns against the lawful claims of all persons whomsoever except as to those matters set forth on Exhibit B, to which this conveyance is expressly made subject.

Witness our hands this 21 day of June, 1996.

Robert W. Laumeyer
ROBERT W. LAUMEYER

Denise M. Laumeyer
DENISE M. LAUMEYER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, DANA C. KENNEDY, a Notary Public of said County and State, ROBERT W. LAUMEYER and DENISE M. LAUMEYER, the within named 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 instrument for the purposes therein contained.

Witness my hand, at Office, this 21st day of JUNE, 1996.

Dana C. Kennedy
Notary Public

My Commission Expires: 3-22-97

EXHIBIT A

Property Description

Land in Davidson County, Tennessee, being Lot No. 188A, on the Plan of Zone Lot Division of Lots 181-188, Percy Priest Woods, Section 4, as shown on plat of record in Book 6900, Page 32, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Robert W. Laumeyer and wife, Denise M. Laumeyer, by deed from Robert E. LaBrec and wife, Ithaca S. LaBrec of record in Book 7118, page 514, Register's Office for Davidson County, Tennessee.

EXHIBIT B

Encumbrances

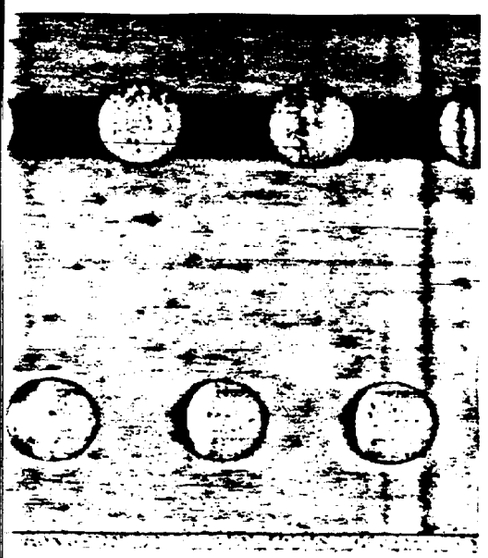
1. 1996 taxes, a lien, which are not yet due and payable.

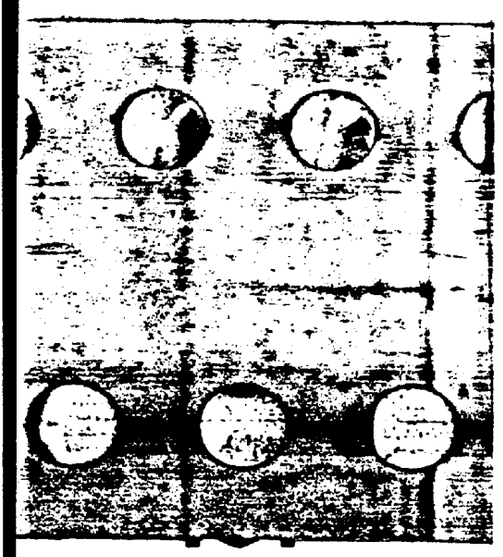
2. All matters shown on Plat recorded in Book 6900, page 32, said Register's Office.

3. Covenants, conditions, restrictions, reservations, easements, liens for assessments, options, powers of attorney, and limitations on title set forth in restrictions recorded in Book 5984, page 865, and book 6020, page 270, and in any allied instrument(s) referred to in said restrictions.

4. Driveway serving the subject property is encroaching onto the public utility easement along the southeasterly line of said lot.

0195541
IDENTIF. & REFERENCE
96 JUN 21 PM 3:11
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.





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

RECEIVED OF _____

FOR _____

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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 81000.00
CDN TX 299.70
PRFEE 1.00
WDEED 16.00
TOTAL 316.70
CHECK 316.70

06/21/96 01 15:15 0001 6528

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0195541
IDENTIF. ↑ REFERENCE

96 JUN 21 PM 3:11
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1054313