After Recording return to:
Premier Title & Escrow, LLC
4301 Hillsboro Road, Suite 300
Nashville, TN 37215

BOOK 10395 PG 536

THIS INSTRUMENT PREPARED BY: **George V. Crawford, Jr.** **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** Third Floor 230 Fourth Avenue, North P. O. Box 198888 Nashville, Tennessee 37219-8888 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $147,500.00 **AFFIANT** Subscribed and sworn to before me, this 26th day of March 1997. Notary Public My Commission Expires: 11/27/99

Address New Owners As Follows: **Send Tax Bills To:** **Map-Parcel Number:**

Sajal C. Dutta and wife,
Manjusha Dutta
5635 Kendall Drive
Nashville, TN 37209

SAME

103-6-104

97 MAR 31 AM 10:09
FELIX E. [illegible] REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. + REFERENCE 02883 17

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **PATRICK D. HEMMERLY AND WIFE, THERESA E. HEMMERLY** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **SAJAL C. DUTTA AND WIFE, MANJUSHA DUTTA** hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidon County, Tennessee, being Lot No. 25 on the Plan of Brookside Courts Addition No. 2 of record in Book 1835, page 47, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Patrick D. Hemmerly and wife, Theresa E. Hemmerly by deed from Mark Sherlidan, III and wilfe, Lisa T. Hutto Sheridan of record in Book 8884, page 587, Register's Office for Davidson County, Tennessee.

The legal description herein is the same as in the previous instrument of record.

This property is conveyed subject to:

1. 1997 taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantees. By acceptance of delivery of this instrument, Grantees assume and agree

to pay such taxes as and when such become payable and to indemnify and hold harmless Grantors from liability and loss therefrom.

2. Joint Driveway Agreement of record in Book 5189, page 67, Register's Office for said County.

This is improved property known as 5635 Kendall Drive, Nashville, Tennessee 37209.

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 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 further covenant and bind ourselves, our heirs and assigns, 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 person 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 hands this 26th day of March, 1997.

Partick D. Hemmerly

Theresa E. Hemmerly

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **PATRICK D. HEMMERLY**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 26th day of March, 1997.

Notary Public

My Commission Expires: 11/27/97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

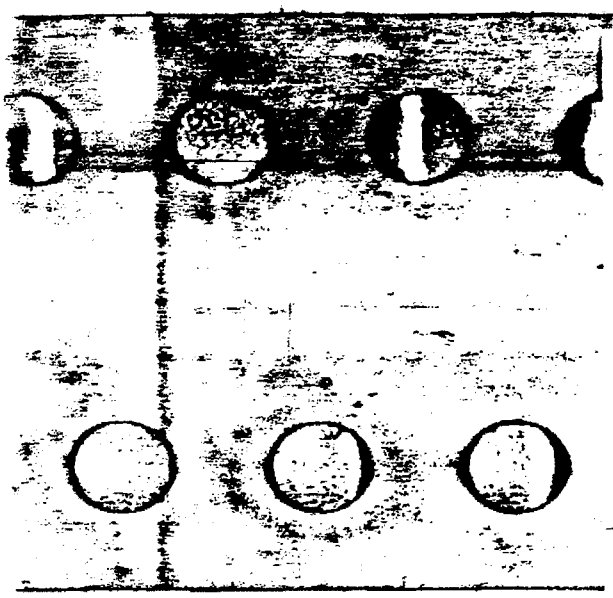
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **THERESA E. HEMMERLY**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

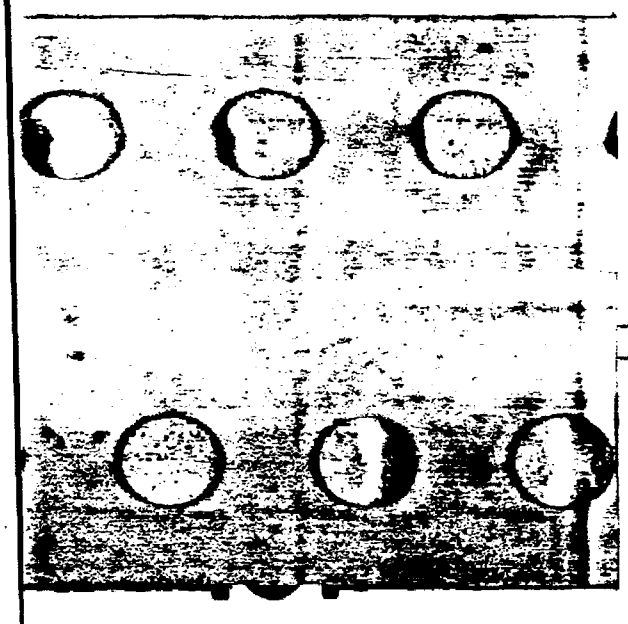
WITNESS my hand, at office, this 26th day of March, 1997.

Notary Public

My Commission Expires: 11/27/97

2794 03/31/1997 09:11 AM 3 PGS





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10395 PG 538

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 147500.00	
			CON TX 545.75	
			PRFEE 1.00	
			WDEED 8.00	
			TOTAL 554.75	
			CHECK 554.75	
03/31/97	01	10:15 0001	2794	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0288317
IDENTIF. ↑ REFERENCE

97 MAR 31 AM 10:09
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1133075