5T-B

This Instrument Was Prepared By:
Jack F. Stringham II, Esq.
Wyatt, Tarrant & Combs
Suite 1500, Nashville City Center
511 Union Street
Nashville, Tennessee 37219

BOOK 10716 PG 566

# GENERAL WARRANTY DEED

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| ADDRESS OF NEW OWNER: | SEND TAX BILLS TO | MAP/PARCEL |
|---|---|---|
| SUMANBHAI U. PATEL | Same | Map 105-4 |
| 121 E. Shady Trail | | Parcel 349 |
| Old Hickory, Tennessee 37138 | | |

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FOR AND IN CONSIDERATION OF TEN DOLLARS ($10.00) cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, ALLISON HINES BURCH, a Tennessee resident, (the "Grantor") has bargained and sold, and by these presents do transfer and convey unto SUMANBHAI U. PATEL, a Tennessee resident, (the "Grantee"), his heirs, successors and assigns, a certain tract or parcel of land in Nashville, Davidson County, Tennessee, described as follows, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 2, on the Plan of Re-Sub of Lots 1, 2, 3 and 4, Woodard Lands, as shown on plat of record in Book 4350, page 128, Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

BEING the same property conveyed to Allison Hines Burch, by Deed of Record in Book 9384, page 470, Register's Office for Davidson County, Tennessee.

The legal description contained herein is the same as that contained in the previous deed of record.

unimproved ( )
This is improved (X) property known as 353 Murfreesboro Road, Nashville, Tennessee

TO HAVE AND TO HOLD said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said Grantee, his heirs, successors and assigns forever; and Grantor does covenant with the said Grantee that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered except for taxes for the year 1997 and Grantor does further covenant and bind herself and her heirs, successors and assigns, to warrant and forever defend the title to the said land to the said Grantee, his heirs, successors 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.

IN WITNESS WHEREOF, Grantor has executed this deed on this 10th day of December, 1997.

03788870
IDENTIF. & REFERENCE

97 DEC 10 PM 4:08
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

Allison Hines Burch

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Allison Hines Burch, the within named 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 10th day of December, 1997.

NOTARY PUBLIC

DONNA A. WELDON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

MY COMMISSION EXPIRES: My Commission Expires July 23, 1999

BOOK 10716 PG 567

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

I, hereby swear or affirm that the actual consideration or value, whichever is greater, for this transaction is $280,000.00.

Sumanbhai U. Patel
Affiant

Subscribed and sworn to before me,
this the 10th day of December, 1997.

Notary Public

My Commission Expires:

My Commission Expires May 20, 1998

DONNA A. WELDON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

9764 12/10 0101 03CHECK 1045.00

H:\JFS\PATEL\WARRANTY.DED (December 9, 1997; 6:12pm)

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

RECEIVED OF _____

FOR _____

BOOK 10716 PG 568

| | | |
|---|---|---|
| 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
280000.00
CON TX 1036.00
PRFEE 1.00
WDEED 8.00
TOTAL ~~1045.00~~
CHECK ~~1045.00~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12/10/97 01 16:11 0001 9764

03788870
IDENTIF. # REFERENCE

DEC 10 PM 4:08
Z. WILSON II REGISTER
VIDSON COUNTY, TN.

No. 1230544