10789:397

42

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 64,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF February 19 98

Notary Public

MY COMMISSION EXPIRES: 11-27-99
(AFFIX SEAL)

BERTIE JO WHITAKER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.

THIS INSTRUMENT WAS PREPARED BY
CASTLEMAN & GREENE, PLLC, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Marcus Latham (NAME)	First American National Bank (NAME)	MAP 42-8
332 Nesbitt Lane (ADDRESS)	First American Center (ADDRESS)	PARCEL 106
Madison, TN 37115 (CITY) (STATE) (ZIP)	Nashville, Tennessee 37237-0209 (CITY) (STATE) (ZIP)	11D-93620

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Nenna R. Fernando, Individually and Anima R. Cowdry, James Sinha, Nilima R. Saverus, John Sinha and Suroma R. Sinha, Heirs-At-Law of Jyotirindra L. Sinha, Deceased HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Marcus Latham, married

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:

Located in Madison, County of Davidson, State of Tennessee, to-wit:

Described land in Davidson County, Tennessee, being Lot No. 2B, Zone Lot Division of Lots 1-10, 15-24, 51-60, Heritage Place, of record in Plat Book 6250, Page 632, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Neena R. Fernando and Jyotirindra L. Sinha by deed from Edward J. Derwinski, The Secretary of Veterans Affairs, by Kenneth L. Harvey, of record in Book 8612, Page 777, Register's Office for said County.
Jyotirindra L. Sinha having since died intestate, leaving his Heirs at Law, Suroma R. Sinha, Nilima R. Saverus, James Sinha, Anima R. Cowdray, John Sinha and Neena R. Fernando.

Suroma R. Sinha executes this instrument as Attorney In Fact for Anima R. Cowdray, James Sinha, Nilima R. Saverus, and John Sinha, pursuant to Power of Attorney recorded simultaineously herewith.

Connie Johnson executes this instrument as Attorney In Fact for Neena R. Fernando pursuant to Power of Attorney recorded simultaneously herewith.

unimproved ( )
This is improved (X) property, known as 332 Nesbitt Lane, Madison, TN 37115
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 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 number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 6th day of February 19 98

Nenna R. Fernando
Nenna R. Fernando, Individually
By: Connie Johnson attn in fact
Connie Johnson, Attorney-in-fact

SEE ATTACHED ADDENDUM:

ADDENDUM
HEIRS-AT-LAW
OF JYOTIRINDRA L. SINHA, DECEASED

10789-398

Neena R. Fernando
& Connie Johnson atty in fact
Nenna R. Fernando
By Connie Johnson, Attorney-In-Fact

Anima R. Cowdray by Suroma R. Sinha, Atty-in-Fact
Anima R. Cowdray
By Suroma R. Sinha, Attorney-in-Fact

James Sinha by: Suroma R. Sinha, Atty in Fact
James Sinha
By Suroma R. Sinha, Attorney-In-Fact

Nilima R. Saverus by: Suroma R. Sinha, Atty in Fact
Nilima R. Saverus
By Suroma R. Sinha, Attorney-In-Fact

John Sinha by: Suroma R. Sinha, Atty in Fact
John Sinha
By Suroma R. Sinha, Attorney-In-Fact

Suroma R. Sinha
Suroma R. Sinha

0399276
IDENTIFICATION REFERENCE
98 FEB 10 PM 1:22
FELIX A. ... REGISTER
DAVIDSON COUNTY, TN.
1857 02/10 0101 02CHECK 251.65

10789:399

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 Suroma R. Sinha the 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 Goodlettsville, Tennessee, this 6th day of February, 1998.

My Commission Expires: 11-27-99

Notary Public

BERTIE JO WHITAKER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be _____ respectively and _____ of the _____ the within named bargainor, a corporation, and that _____ as such _____ and _____ being authorized to do so, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____ as such _____ and attesting the same by the said _____.

Witness my hand and official seal at office at _____, Tennessee on this the _____ day of _____, 199__.

My Commission Expires: _____

_____ Notary Public

BERTIE JO WHITAKER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 6th day of February, 1998, before me, the undersigned a Notary Public in and for said County and State, personally appeared Connie Johnson known to be the person who executed the foregoing instrument in behalf of Nenna R. Fernando, and acknowledged that she executed the same as the free act and deed of the said Nenna R. Fernando. Witness my hand and official seal at Goodlettsville, Tennessee, this the 6th day of February, 1998.

My Commission Expires: 11-27-99

Notary Public

BERTIE JO WHITAKER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 6th day of February, 1998, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Suroma R. Sinha , to me known to be the person who executed the foregoing instrument in behalf of Anima R. Cowdray, James Sinha, Milima R. Saverus and John Sinha and who acknowledged that she executed the same as the free act and deed of the said Anima R. Cowdray, James Sinha, Milima R. Saverus and John Sinha. Witness my hand and official seal at Goodlettsville, Tennessee, this the 6th day of February, 1998.

Notary Public

My Commission Expires: 11-27-99

BERTIE JO WHITAKER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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

RECEIVED OF _____

FOR _____

BOOK 10789 PG 400

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 64500.00
CON TX 238.65
PRFEE 1.00
WDEED 12.00
TOTAL 251.65
CHECK 251.65

02/10/98 01 17:22 0301 1057

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03399276
IDENTIF. & REFERENCE

98 FEB 10 PM 1:22

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1252391