BOOK 10994 PG 211 Bk 50-B

WARRANTY DEED

PREPARED BY: RETURN TO:
BANKERS TITLE & ESCROW CORP
3310 WEST END AVE.
NASHVILLE, TN 37203

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 198,900.00
Sidney C Thomas Jr
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
23rd DAY OF June, 19 98
Notary Public
MY COMMISSION EXPIRES: April 22, 2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Steltemeier & Westbrook, Attys, 2002 Richard Jones Rd., C-101, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sidney C. Thomas, Jr. (NAME)	SouthTrust Mortgage Corporation (NAME)	MAP 141-15D.
7516 Staffordshire Drive (ADDRESS)	210 Wildwood Parkway (ADDRESS)	PARCEL #62
Nashville, TN 37221 (CITY) (STATE) (ZIP)	Birmingham, AL 35209 (CITY) (STATE) (ZIP)	

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, Gautam Biswas and wife, Sujata Biswas

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Sidney C. Thomas, Jr. and wife, Denise K. Thomas

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:

LAND in Davidson County, Tennessee, being Lot No. 62 on the Plan of Resubdivision of Lots 45, 46, 52, 53 and 61 through 64, Phase I, "Sheffield" on the Harpeth, as of record in Book 6900, Page 352, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to Gautam Biswas and wife, Sujata Biswas, by deed from Randall Phillips Builders, Inc., of record in Book 7434, Page 439, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing restrictions and easements of record.

THIS instrument is being executed in behalf of Gautam Biswas pursuant to a Power of Attorney executed by same on the 18th day of June, 1998, and being filed for record simultaneously herewith.

0455583
IDENTIF. ↑ REFERENCE
98 JUN 26 PM 1:08
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 7516 Staffordshire Drive, Nashville, TN 37221
(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 23rd day of June 19 98

Gautam Biswas by Sujata Biswas Atty. in fact
Gautam Biswas
By: Sujata Biswas, Attorney-in-fact

Sujata Biswas

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 Sujata Biswas, the bargainor, with whom I 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, Tnnessee, this 23rd day of June, 1998.

Notary Public - Larry N. Westbrook

LARRY N. WESTBROOK NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

My Commission Expires: April 22, 2001

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 23rd day of June, 1998, before me personally appeared Sujata Biswas, to me known to be the person who executed the foregoing instrument (or proved to me on the basis of satisfactory evidence), and acknowledged that she executed the same as the free act and deed of the said Guatam Biswas.

Notary Public - Larry N. Westbrook

LARRY N. WESTBROOK NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

My Commission Expires: April 22, 2001

Warranty Deed from Guatam Biswas and wife, Sujata Biswas, to Sidney C. Thomas, Jr., and wife, Denise K. Thomas.

RETURN TO:
STELTEMEIER & WESTBROOK
2002 Richard Jones Road, C-101
Nashville, TN 37215

6228 06/26 0101 03CHECK 744.93

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

RECEIVED OF _____

FOR _____

BOOK 10994 PG 213

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED
CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE
MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT
				198900.00
				CON TX 735.93
				PRFEE 1.00
				WDEED 8.00
				TOTAL 744.93
				CHECK 744.93
06/26/98	01			13:09 0001 6228

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0455583
IDENTIF. # REFERENCE

98 JUN 26 PM 1:08
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1312029