Davidson County DEEDWARR
Recvd: 09/25/01 10:36 2pgs
Fees:13.00 Taxes:510.60
20010925-0103435

**STATE OF TENNESSEE**
**COUNTY OF WILLIAMSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $138,000.00.

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 14th day of September, 2001.

DENISE WHITE NOTARY PUBLIC AT LARGE MY COMMISSION EXPIRES NOV. 27, 2004 DAVIDSON COUNTY, TN

Notary Public

My Commission Expires:

---

**WARRANTY DEED**

---

**THIS INSTRUMENT WAS PREPARED BY**

Sidwell, Barrett & McCann, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

---

ADDRESS NEW OWNER(S) AS FOLLOWS:
Amitabha Chakrabarti and Pampa Chakrabarti
517 Fairhaven Court
Nashville, Tennessee 37211

SEND TAX BILLS TO:
Union Planters Bank, N.A.
3100 West End Avenue, #530
Nashville, Tennessee 37203

MAP-PARCEL NUMBERS:
161-100-B-103.00 CO

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Randall L. Grubbs and wife, Lisa R. Grubbs** hereinafter referred to as Grantors, hereby transfers and conveys to **Amitabha Chakrabarti and wife, Pampa Chakrabarti** hereinafter referred to as 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. 294 on the Plan of Second Revision Phase Six, Villages of Brentwood, of record in Book 6900, Page 316, Register's Office for Davidson County, Tenenssee, to which plan reference is hereby made for a complete description thereof.

Being the same property conveyed to Randall L. Grubbs and wife, Lisa R. Grubbs by Warranty Deed from Amy L Casseri, f/k/a Amy S. Loring of record in Book 10987, Page 733, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Taxes for the year 2001, and subsequent years, a lien not yet due and payable.

The Plan of record in Plat Book 6900, Page 316, Register's Office for Davidson County, Tennessee.

Restrictive covenants contained in an instrument of record in Book 6143, Page 11, Book 6852, Page 497, Book 7207, Page 251, Book 8507, Page 831, Book 11526, Page 579, Register's Office for Davidson County, Tennessee.

Conveyance of Common Area of record in Book 7663, Page 928, said Register's Office.

All other easements and restrictions of record in said Register's Office.

County and/or City taxes for the year 2001 are a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes.

This is improved property known as 517 Fairhaven Court, Nashville, Tennessee 37211.

**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 I do covenant with the said **GRANTEES** that I am 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 I do further covenant and bind myself, my 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 my hand this 14th day of September, 2001.

Randall R Grubbs by Nancy E Grubbs attorney in fact
**Randall L. Grubbs**

Lisa R. Grubbs by Nancy E Grubbs attorney in fact
**Lisa R. Grubbs**

**STATE OF TENNESSEE**
**COUNTY OF WILLIAMSON**

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Nancy E Grubbs, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, she is the attorney in fact for Randall L. Grubbs and is authorized by Randall L. Grubbs to execute the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 14th day of September, 2001.

Notary Public

11-18-01
My Commission Expires

**STATE OF TENNESSEE**
**COUNTY OF WILLIAMSON**

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Nancy E Grubbs, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, she is the attorney in fact for Lisa R. Grubbs and is authorized by Lisa R. Grubbs to execute the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 14th day of September, 2001.

Notary Public

11-18-01
My Commission Expires

03605-BP