# WARRANTY DEED

State of Tennessee
County of DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is **$124,750.00.**

Nihar R Saha
Affiant

Subscribed and sworn to before me, this the 13th day of January, 2006.

Notary Public

My commission expires: 5/20/06
(AFFIX SEAL)

DANNY L. SMITH
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY

Davidson County DEEDWARR
Recvd: 01/19/06 13:13 2 pgs
Fees:13.00 Taxes:461.58
20060119-0007341

**THIS INSTRUMENT WAS PREPARED BY** and Return to
Lawrence Vogan
120 Donelson Pike Suite 201, Nashville, TN 37214

| Address of New Owner(s) as follows: | Send Tax Bills To: | Map-Parcel Numbers |
|---|---|---|
| **Nihar R. Saha** | **SAME** | **97-13-0-12.00** |
| **124 Needles Court** | | |
| **Nashville, TN 37214** | | |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE COISDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

**John D. Gillespie, unmarried**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

**Nihar R. Saha, an unmarried man**

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. 120 on the Plan of Section Two, Larchwood, according to plat and survey of same of record in Plat Book 5200, pages 57 and 58, Register's Office for Davidson County, Tennessee, and to which plat and survey reference is hereby made for a more complete description of said lot.**

**Being the same property conveyed to John D. Gillespie, unmarried, by Deed from Michael Lee Smiley, an unmarried person, dated 06/23/00, of record in Instrument No. 20000626-0062978, Register's Office for Davidson County, TN.**

This is improved (__x__) Unimproved (____) property, known as **124 Needles Court, Nashville, TN 37214**

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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and we do further convenant 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 my/our hand(s) this **13th** day of **January, 2006.**

John D. Gillespie

**John D. Gillespie**

**STATE OF TENNESSEE**
**COUNTY OF DAVIDSON**

Personally appeared before me, a Notary Public of said County and State, **John D. Gillespie, unmarried,** the within named seller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **13th** day of **January, 2006.**

**Notary Public**

**My Commission Expires:** 5/22/06

