BILL GARRETT, Davidson County
Trans:T20090035339 DEEDWARR
Recvd: 05/29/09 09:59 2 pgs
Fees:13.00 Taxes:135.05
20090529-0049341

Prepared by Nicole D. Lamm
Tisher & Wolaver, PLLC
P.O. Box 1431
Columbia, TN 38402-1431

Return to Tisher & Wolaver, PLLC

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, this indenture entered into between Rajiv Sethi, a married man, FIRST PARTY, which expression shall include heirs, assigns and personal representatives, and Dawnyea M. Crider and wife, Marviesta A. Crider, as tenants by the entirety, SECOND PARTY, which expression shall include heirs, assigns and personal representatives.

W I T N E S S E T H:

For the consideration of the sum of TEN DOLLARS ($10.00), and other good and valuable considerations, the receipt of all of which is hereby acknowledged, FIRST PARTY conveys unto SECOND PARTY the following described property:

> Located in the Davidson County, Tennessee, and being Lot No. 379, PLAN OF OAKWOOD PARK, as shown on plat of record in Plat Book 421, Page 12, Register's Office of Davidson County, Tennessee.
>
> Being the same property conveyed to FIRST PARTY herein by deed of record in Instrument No. 20090520-0046359, Register's Office of Davidson County, Tennessee.
>
> Tax Map & Parcel: 082-04-0-081.00

TO HAVE AND TO HOLD said real estate unto SECOND PARTY together with all rights, title, easements and appurtenances thereunto belonging, forever.

FIRST PARTY COVENANTS with SECOND PARTY that he is lawfully seized and possessed of said real estate, that FIRST PARTY has a good and lawful right to convey the same, and that it is unencumbered except as follows: current year's property taxes which will be prorated as of the date of this deed and assumed by SECOND PARTY; and applicable utility and drainage easements, building setback lines and other matters as shown on recorded plat .

FIRST PARTY FURTHER COVENANTS to forever warrant and defend the title to said real estate unto SECOND PARTY against the lawful claims of all persons whomsoever.

FIRST PARTY warrants that no other individual or entity holds any other interest in the above-described property, whether marital or otherwise. FIRST PARTY further warrants that the above-described property is not and has never been his personal residence.

IN WITNESS WHEREOF, this conveyance has been executed on the 22nd day of May, 2009.

Rajiv Sethi

STATE OF TENNESSEE

COUNTY OF MAURY

Personally appeared before me, the undersigned, Rajiv Sethi, with whom I am personally acquainted, and who acknowledged under oath that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 22nd day of May, 2009.

Notary Public

My commission expires:
6-19-2010

JEANIE DAVIS STATE OF TENNESSEE NOTARY PUBLIC MAURY COUNTY, TENN.

STATE OF TENNESSEE - MAURY COUNTY

I hereby affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $ 36,500.00.

Affiant

Subscribed and sworn to before me, this 22nd day of May, 2009.

Notary Public

My commission expires:
6-19-2010

JEANIE DAVIS STATE OF TENNESSEE NOTARY PUBLIC MAURY COUNTY, TENN.

NEW PROPERTY OWNERS:

Dawnyea M. & Marviesta A. Crider
900 Montgomery Avenue
Nashville, TN 37027

PERSON(S) RESPONSIBLE FOR TAXES:

SAME