This Instrument Prepared By:
Thomas I. Bottorff, Attorney-at-Law
Watauga Title of Rutherford Co., LLC
230 Glenis Drive, Suite 304, Liberty Square, 615-890-1161
Murfreesboro, Tennessee 37129
from information furnished by the parties

BILL GARRETT, Davidson County
Trans:T20140065793 DEEDWARR
Recvd: 09/04/14 11:43 2 pgs
Fees:13.00 Taxes:1054.50
20140904-0080934

ADDRESS NEW OWNER:
Rekha Pattanayek
835 Neartop Drive
Nashville, Tennessee 37205

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
Fifth Third Mortgage Company
5001 Kingsley Drive
Cincinnatti, OH 45227

MAP **103-10**

PARCEL **097**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Kenneth Wayne Bunting, unmarried,** hereinafter called the "GRANTOR", has bargained and sold, and by these presents, does transfer and convey unto **Rekha Pattanayek and Manomohan Pattanayek, wife and husband**, 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:

Being all of Lot No. 4, on the Plan of Hillwood Terrace, as shown by plat and survey of record in Plat Book 2663, Page 50, of record in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Said Lot No 4 fronts 206.05 feet on the broken northwesterly margin of Neartop Drive and extends back 172.5 feet on the southwesterly line and 319.6 feet on the northeasterly line ot a deadline in the rear, measuring 235.0 feet thereon.

Being the same property conveyed to Kenneth wayne Bunting and wife, Elizabeth B. Bunting by Warranty Deed dated April 10, 1987, appearing of record in Book 7203, page 914, Register's Office for Davidson County, Tennessee. The said Elizabeth Parrish Beisner Bunting then conveyed her interests in the above property to Kenneth Wayne Bunting by Quitclaim Deed dated August 10, 1998, appearing of record in Book 11118, page 168, said Register's Office.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2014 and subsequent years.

This is **improved** property known as **835 Neartop Drive, Nashville, Tennessee 37205.**

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, GRANTOR does covenants with the said GRANTEES that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and, GRANTOR, does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEES, and their heirs and assigns, against the lawful claims of all persons whomsoever. Whereever 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 the **2nd** day of **September, 2014**.

Kenneth Wayne Bunting

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Kenneth Wayne Bunting, unmarried**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 2nd day of September, 2014.

Lisa D. Turner
NOTARY PUBLIC

My Commission Expires: 6/19/2016

LISA D. TURNER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual value or consideration, whichever is greater, for this transfer is **$285,000.00.**

AFFIANT

Subscribed and sworn to before me on this 2nd day of September, 2014.

NOTARY PUBLIC

My Commission Expires: 3/14/16

WHITNEY LEHMAN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY