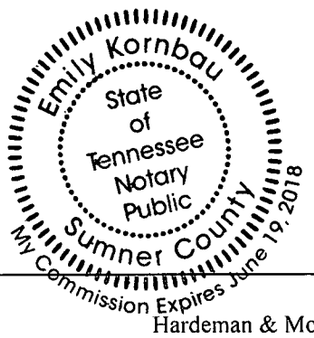
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $246,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 15th DAY OF August, 2016.

Notary Public

MY COMMISSION EXPIRES: 6/19/18
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Hardeman & Montgomery, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gajendrasinh R. Jhala, Gulabkunverba G. Jhala, and Marvara Jhala	new owner	
(NAME)	(NAME)	181-01-0-A-155.00-CO
7328 Campton Road		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211		
(CITY) (STATE) (ZIP)	(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, **CONNIE STAGGS, AN UNMARRIED WOMAN**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **GAJENDRASINH R. JHALA AND GULABKUNVERBA G. JHALA, HUSBAND AND WIFE AND MARVARA JHALA, SINGLE, AS TENANTS IN COMMON WITH RIGHT OF SURVIVORSHIP,** 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 76, SUGAR VALLEY, SECTION FIVE, as shown on plat of record in Instrument No. 200012040118880, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Connie Staggs, an unmarried woman by Warranty Deed from William M. Johnson and wife, Jane M. Johnson, recorded on the 6th day of March, 2012 in Instrument No. 20120306-0019511, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to 2016 Real Property taxes; all matters appearing on the plan of record in Instrument No. 20001204-0118880 and Boundary Plat recorded in Plat Book 9700, Page 374, said Register's Office; Restrictive covenants of record in Book 11069, Page 6 and Instrument No. 200012050119527, said Register's Office; Bylaws recorded in Book 11069, Page 24, said Register's Office; Charter recorded in Book 11069, Page 6, said Register's Office; Easements of record in Instrument No. 20040205-0014018 and Instrument No. 20010404-0032941, said Register's Office; Conveyance for Open Space recorded at Instrument No. 20130523-0052431, said Register's Office; Subject to Flow of Mill Creek; and Easement for the flow of the waters of the Mill Creek, and the rights of the public therein.

unimproved
This is improved x property, known as 7328 Campton Road, Nashville, TN 37211
(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

BILL GARRETT, Davidson County
Trans:T20160073682 DEEDWARR
Recvd: 08/24/16 08:43 2 pgs
Fees:13.00 Taxes:910.20
20160824-0088338

Witness my hand this 15th day of August, 2016

CONNIE STAGGS

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 Connie Staggs, the bargainor, with whom I am 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, Tennessee this 15 day of August, 2016.

Commission expires:

JOHN GREGORY HARDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR 7, 2017

Notary Public