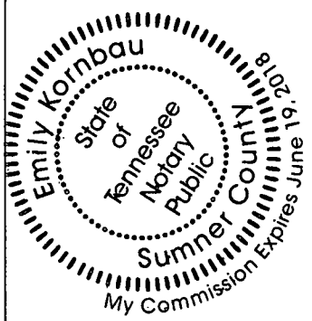
WARRANTY DEED



STATE OF Tennessee

COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $559000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th day of August, 2016.

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Bennett & Pressley, P.C., Lawyer's Escrow Service, Inc. -Mt. Juliet, 1550 N. Mt. Juliet Road, Suite 115, Mt Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Anirban Kamal Bhattacharjee	new order	104-02-4C-046.00-CO
(NAME)	(NAME)	
1801 Woodland Poine Dr.		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214-4735		
(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, **Joseph D. Maxwell,unmarried**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Anirban Kamal Bhattacharjee and Priyanka Banerjee,** HUSBAND AND WIFE, 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:

A Certain Condominium located in Davidson County, Tennessee, Being Unit No. 608 of The Wes End (a community condominium), a Condominium Development established pursuant to the provision of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq. of the Tennessee Code Annotated, under the Master Deed establishing The West End (a community condominium) of record in Instrument No. 20080401-0032619, amended in Instrument No. 20080408-0035628, Instrument No. 20090512-0043586 and Instrument No. 20090921-0087974, in the Register's Office for Davidson County, Tennessee, and subject to the pro visions and requirements thereof, and the By-Laws for the administration thereof, and all easements, rights, and interest in favor of other unity owners, and all se wer, water, electrical, telephone, and other utility easements now or hereafter established over, through , or upon the land embracing the regime and buildings thereof: said Units being depicted on Exhibit "B" to said Master Deed; together with percentage interest in the common elements and voting percentage as set forth in Exhibit "D" of said Master Deed.

Being the same property conveyed to Joseph D. Maxwell, unmarried, by deed from Tami Lefko, unmarried, in Instrument No. 20130918-0098526, September 16, 2013, recorded September 18, 2013, said Register's Office for Davidson County, Tennessee.

This conveyance is subject to all matters shown on any applicable recorded plan, all applicable easements, setback lines, and restrictions of record; and any encroachment, encumbrance, violation, variation or adverse circumstance affecting the title that would be disclosed by an accurate and complete land survey of the land and not shown by the Public Records.

unimproved ☐

This is improved ☑ property, known as 110 31St Ave. N, Condominium 608, Nashville, TN 37203

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

BILL GARRETT, Davidson County
Trans:T20160077183 DEEDWARR
Recvd: 09/02/16 11:21 2 pgs
Fees:13.00 Taxes:2068.30
20160902-0092574

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 genders.

Witness our hands this 29th day of August, 2016.

Joseph D. Maxwell by Richard H. "Dick" Williams his

Joseph D. Maxwell By Richard H. "Dick" Williams his ~~Attorney~~-in-Fact
Attorney-in-Fact

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared **Richard H. "Dick" Williams** and who, upon **his** oath acknowledged himself to be the Attorney-In-Fact for the within named **Joseph D. Maxwell**, being authorized to act on behalf of said person, he executed the foregoing instrument as his free act and for the purposes therein contained.

Witness my hand and official seal at NASHVILLE, Tennessee this 30th day of August, 2016.

My Commission Expires: 03/21/2017

Notary Public

STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

NOTARY PUBLIC
S. Nixon Pressley
My Commission Expires
March 21, 2017
STATE OF TENNESSEE