THIS INSTRUMENT PREPARED BY: **Mudter & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **File Box 9B:** **First Title & Escrow Co., Inc.** **FTEC File No. 17412**	STATE OF TENNESSEE: COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $120,000.00. Affiant Subscribed and sworn to before me, this 1st day of AUGUST, 2000. Notary Public My Commission Expires: _____

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 23, 2000

WARRANTY DEED

Address New Owner: Miten V. Patel 829 Battlefield Drive Nashville, Tennessee 37204	**Send Tax Bills To:** North American Mortgage Company P.O. Box 985 Newark, NJ 07101-0985	**Tax Information:** MAP 118-6-A PAR 7.00 CO FB 16DA 40350

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, LISBETH GEHRKE, UNMARRIED ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to MITEN V. PATEL, UNMARRIED ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in DAVIDSON County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 829 Battlefield Drive, Nashville, Tennessee 37204.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 1st day of AUGUST, 2000.

LISBETH GEHRKE

Instr:200008020076537 Page: 1 OF 2
REC'D FOR REC 08/02/2000 1:19:41PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $444.00

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, LISBETH GEHRKE, with whom I am personally acquainted, and who acknowledged that SHE executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 1st day of AUGUST, 2000.

My Commission Expires: _____

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 23, 2000

EXHIBIT "A"

Land in Davidson County, Tennessee, being Unit No. 829, together with the appurtenant interest in the common elements of Campbell Grove Condominiums, a horizontal property regime established by Master Deed and By-Laws, of record in Book 6400, page 323 amended in Book 6553, page 486 and Book 8414, page 856, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan attached as Exhibit C to the aforementioned Master Deed and being located upon Lot No. 1 on the Plan of Campbell Grove Condominiums of record in Plat Book 6250, page 196, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Lisbeth Gehrke, unmarried, by deed from Security Federal Savings and Loan Association of Nashville of record in Book 8285, page 576, said Register's Office.

This conveyance is made subject to: (1) 2000 Taxes, which have been prorated and assumed by the Grantee; (2) Restrictions of record in Book 6400, page 232, Book 6553, page 486, Book 8414, page 856; (3) Storm Water Detention agreement of record in Book 6378, page 832; (4) Rights of access of record in Book 5462, pages 872, 875 and 878; and (5) All matters appearing on the Plan of record in Plat Book 6250, page 196, said Register's Office.