40-A

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 06/28/01 09:26 2pgs
Fees:11.00 Taxes:662.30
20010628-0068456

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 179,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF June, 2001

Notary Public

MY COMMISSION EXPIRES: 7/26/03 (AFFIX SEAL)

ANDREW B. GIBSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires July 26, 2003

THIS INSTRUMENT WAS PREPARED BY
Gibson & Gregory, Suite 1900, 201 Fourth Ave., N., Nashville, Tennessee 37219

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Umamaheswari Voleti (NAME)	CTX Mortgage Company (NAME)	MAP 173-04-0-A
5217 Ridgefalls Way (ADDRESS)	P. O. Box 199077 (ADDRESS)	PARCEL 225CO
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Dallas, TX 75219-9077 (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, Yazdian Construction, Inc., a Tennessee corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, Umamaheswari Voleti and Nanda Rayalwar, as tenants in common

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 No. 225 on the Plan of Oak Highlands, Phase Two, a Planned Unit Development, as of record in Instrument No. 199912130302267, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being part of the same property conveyed to Yazdian Construction, Inc., a Tennessee corporation, by Quitclaim Deed from Pine Oaks Properties Two, G.P., of record in Instrument No. 20001109-0111736, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such limitations, restrictions and easements as may affect the premises.

unimproved ( )
This is improved (X) property, known as 5217 Ridgefalls Way, Antioch, TN 37013
(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 genders.

Witness my hand this 22nd day of June, 2001

Yazdian Construction, Inc.

By: Pres.

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Before me, the undersigned Notary Public in and for the said County and State, personally appeared Fred Yazdian, with whom I am personally acquainted and who, upon oath, acknowledged himself to be the President of Yazdian Construction, Inc., the within named bargainor, a corporation, and that he as such President, executed the within instrument for the purposes stated therein by signing the name of the corporation by himself as such President.

Witness my hand and official seal this the 22 day of June, 2001.

Notary Public

My Commission Expires: 7/26/03

ANDREW B. GIBSON, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.

My Commission Expires July 26, 2003