Box

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 07/03/01 13:02 2pgs
Fees:13.00 Taxes:523.55

20010703-0070597

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 141,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF June 2001

Notary Public

MY COMMISSION EXPIRES: 11/24/2001 (AFFIX SEAL)

LAURI A. BEASLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Julie R. Jones (NAME)	Bank of America (NAME)	MAP 131
221 Boxmere Place (ADDRESS)	6200 Gateway (ADDRESS)	GROUP 06-O-E
Nashville, TN 37215 (CITY) (STATE) (ZIP)	Cypress, CA 90630-4842 (CITY) (STATE) (ZIP)	PARCEL 221

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, Nila A. Sathe, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Julie R. Jones, unmarried

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 Unit No. 221, together with the appurtenant interest in the common elements of Burton Hills, Village of Boxmere, Phase I, a condominium, a horizontal property regime established by Master of record in Book 6666, Page 749, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan as Exhibit "B" to the aforementioned Master Deed and being located upon Tract No. 7 on the Plan of Burton HIlls of record in Plat Book 6250, Page 649, said Register's Office.

BEING the same property conveyed to Nila A. Sathe, unmarried by deed from Elaine C. Spaulding, unmarried, of record in Book 10503, Page 52, Register's Office for said County.

This conveyance is subject to all terms and provisions of the Master Deed, Restrictions, and By-Laws, of record in Book 6517, Page 522, Book 6778, Page 536, Book 6911, Page 120, Book 6691, Page 593, Book 6778, Page 532, Book 7046, Page 520, Book 7146, Page 188, Book 6666, Page 749, Book 6824, Page 308, Book 6908, Page 738, Book 6921, Page 226, Book 6666, Page 806, Book 6911, Page 831, Book 7076, Page 763 said Register's Office.

This conveyance is made subject to: (1) 2001 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record

CONTINUED

This is improved (X) unimproved ( ) property, known as 221 Boxmere Place, Nashville, TN 37215 (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 28 day of June, 20 01

Nila A. Sathe

STATE OF Pennsylvania
COUNTY OF Delaware

Personally appeared before me, the undersigned a Notary Public in and for said County and State, the within named Nila A. Sathe, unmarried

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 Newtown Square, PA Pennsylvania this 28th day of June 2004

Commission expires April 7, 2003

Notary Public

NOTARIAL SEAL
SHELLE M. McFADDEN, Notary Public
Darby Boro, Delaware County
Commission Expires April 7, 2003

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted(or proved to me on the basis of satisfactory evidence) and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 20_____.

My commission expires _____

_____
Notary Public

LEGAL DESCRIPTION CONTINUATION

in Plat Book 6250, Page 649, said Register's Office.