PICK-UP

THIS INSTRUMENT PREPARED BY:

WILLIAM TIMOTHY HILL
1230 AMSOUTH CENTER
315 DEADERICK STREET
NASHVILLE, TENNESSEE 37238-1230
(615) 256-1577

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
The actual consideration or value, whichever is greater, for this transfer is $636,828.50.

Affiant

Subscribed and sworn to before me, this the 10th day of July, 2001.

Notary Public

My Commission Expires: 11/29/03

Davidson County DEEDWARR
Recvd: 07/11/01 11:28 3pgs
Fees:18.00 Taxes:2356.27

20010711-0073901

WARRANTY DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Milligan-Reynolds Guaranty Title Agency, Inc., Trustee 723 Cherry Street Chattanooga, Tennessee 37402	Same	P/O Map 26 Par. 94

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned **RAMAN G. DAYAL and SURESH G. DAYAL** hereinafter called the Grantors, have bargained and sold, and by these presents does transfer and convey unto **MILLIGAN-REYNOLDS GUARANTY TITLE AGENCY, Trustee with full power to buy, sell, mortgage and encumber, without the joinder of any beneficiary**, hereinafter called the Grantee, his successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

> Land in Davidson County, City of Goodlettsville, Tennessee, being Lot No. 1 of the final plat of "Section 13, Northgate Park" of record at instrument number 20010620-0065591, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.
>
> Being part of the same property conveyed to Raman G. Dayal and Suresh G. Dayal by deed from Professional Real Estate Development, LLC, of record at Book 11732, page 355, Register's Office of Davidson County, Tennessee.

This is unimproved property located on Conference Drive, Goodlettsville, Tennessee 37072. This is not the usual place of residence of Grantors herein.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said Grantee, his successors and assigns, forever. The undersigned do covenant with said Grantee that they are lawfully seized and possessed os said land in fee simple,

have a good right to convey it, and the same is unencumbered except as set out on Exhibit "A" attached hereto. The undersigned do further covenant and bind themselves, their successors and assigns, to warrant and forever defend the title to the said land to the Grantee, his successors and assigns, against the lawful claims of all persons whomsoever. Wherever 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 the undersigned has executed this instrument this 10th day of July, 2001.

RAMAN G. DAYAL

SURESH G. DAYAL

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Raman G. Dayal and Suresh G. Dayal, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purpose therein contained.

Witness my hand and official seal this 10th day of July, 2001, at Nashville, Tennessee.

Notary Public

My Commission Expires MAY 26, 2002

My Commission Expires: _____

EXHIBIT "A"

1. Davidson County taxes for 2001, a lien, but not yet due and payable.

2. City of Goodlettsville taxes for 2001, a lien, but not yet due and payable.

3. Easement of record in Book 6831, page 283, Register's Office.

4. Easement of record as Instrument No. 20001108-0111052, Register's Office.