PREPARED BY (AND RETURN TO):

WILKINS & IVEY
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W & I Ref: (st) Title No: 42731
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 07/19/01 09:33 2pgs
Fees:13.00 Taxes:481.00
20010719-0076455

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Mohanakrishnan Sathyamoorthy, MD 2715 Linmar Place Nashville, TN 37215	Bank of America 2059 Northlake Parkway Tucker, GA 30084

TAX MAP-PARCEL NUMBERS: 104-14-D-020

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 130,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Parke N. Brown and spouse, Rhonda B. Brown,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Mohanakrishnan Sathyamoorthy, MD** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A Condominium Apartment in Davidson county, Tennessee, being Unit No. 2715 of Linmar Place, III, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on Exhibit "C" to the Master Deed of record in Book 7887, Page 568 Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the Condominium.

Being the same property conveyed to Parke N. Brown and Rhonda B. Brown, husband and wife by deed from Vishwas R. Talwalkar and wife, Susan Talwalkar of record in Book 10967, Page 287, Register's Office for Davidson County, Tennessee.

Description Reference: Described from information contained in recorded condominium documents.

This conveyance is subject to: Taxes for 2001, and subsequent years; The Plan, with Owner's Certificate, of record in Exhibit "C" to the Master Deed Plat Book 7887, Page 558, said Register's Office, which Plan shows minimum building set back lines and easements and to which Plan reference is hereby made for a more complete description.: The provisions of the condominium Master Deed of record in Book 7887, Page 558, Book 8103, Page 984, said Register's Office, which submits said property to a Horizontal Property Regime pursuant to the provisions of the Tennessee Horizontal Property Act and sets forth restrictions, assessments, liens and other matters

This is improved property, known as: 2715 Linmar Place, Nashville, TN 37215

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 16th day of July, 2001.

Parke N. Brown

Rhonda B. Brown

State of Tennessee
County of Davidson

On this 16th day of July, 2001, before me the undersigned authority, personally appeared **Parke N. Brown** and **Rhonda B. Brown**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 7/26/2003

Notary Public

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 130,000.00

M.D.

Affiant

Sworn and subscribed before me on the 16th day of July, 2001.

My Commission Expires: CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 7/26/2003

Notary Public