Davidson County DEEDWARR
Recvd: 10/23/01 10:44 2pgs
Fees:13.00 Taxes:471.75

20011023-0115484

PREPARED BY:
Lender's Title & Escrow LLC
2000 Glen Echo Road, Suite 104
Nashville, Tennessee 37215

WARRANTY DEED

THIS INDENTURE is made and entered into this **27th** day of **September, 2001** by and between **Douglas A. Brown,** * **married** , herein after referred to as GRANTOR, and **Ekvadee Piyasombatkul and spouse, Taveesak Sangrose** , herein after referred to as GRANTEE.

*and wife Rainey Sims Brown

WITNESSETH: That for and in consideration of Ten Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the GRANTOR does hereby bargain, sell, transfer and convey unto the GRANTEES, all of GRANTOR'S right, title and interest in the following described property lying in City of **Nashville,** County of **Davidson,** State of Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 272 on the Plan of Caldwell Country Estates, Section 5, of record in Plat Book 3300 at page 16, Register's Office for Davidson County, Tennessee, to which Plan reference is here made for a more complete description.

Being the same property conveyed to Douglas A. Brown, unmarried, by Deed from Cheryl C. Ippolito of record in Book 10591, Page 827, Register's Office for Davidson County, Tennessee.

This is improved/unimproved property known as: 5018 Suter Court, Nashville, TN 37211

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title and interest unto GRANTEE, GRANTEE'S heirs, successors and assigns forever. The GRANTOR does covenant and agree with the said GRANTEE that GRANTOR is lawfully seized and possessed of the said real estate and that GRANTOR has a good and lawful right to sell the same. The GRANTOR further covenants that the same is unencumbered except as otherwise set forth herein, and that the title and quiet possession thereto GRANTOR will forever warrant and defend against the lawful claims of all persons whomsoever.

WITNESS MY HAND on the day and year first above written.

Douglas A. Brown

Douglas A. Brown
Signature of Seller

Rainey Sims Brown

Rainey Sims Brown

Name and Address of Property Owner:
Ekvadee Piyasombatkul and Taveesak Sangrose
5018 Suter Court, Nashville, TN 37211

Send Tax Statements to: Ekvadee Piyasombatkul + Taveesak Sangrose
5018 Suter Court, Nashville, TN 37211

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Map & Parcel: 147-100-027.00

AFFIDAVIT OF VALUE

STATE OF TENNESSEE
COUNTY OF Davidson

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater is **$127,500.00** which amount is equal to, or greater than, the amount which the property, or interest in property transferred, would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me, a Notary Public, this **27th** day of **September, 2001.**

Notary Public

My Commission Expires: 11-24-01

RETURN TO:

Lender's Title & Escrow LLC
2000 Glen Echo Road, Suite 104
Nashville, Tennessee 37215
21-2-260