Box 14-A
14978-1

THIS INSTRUMENT WAS PREPARED BY
Bankers Title & Escrow Corp.
3310 West End Avenue, Suite 410
Nashville, Tennessee 37203

JOHN T. COOK NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

Davidson County DEEDWARR
Recvd: 03/15/02 09:40 2pgs
Fees:13.00 Taxes:1424.50

20020315-0032772

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 385,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF March, 2002

Notary Public

MY COMMISSION EXPIRES: 4/10/05
(AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Deepinder S. Bal (NAME)	SunTrust Bank (NAME)	MAP 145-15-A
5310 Otter Creek Court #12-A (ADDRESS)	P. O. Box 305110, 7th Floor (ADDRESS)	PARCEL 5
Brentwood, Tennessee 37027 (CITY) (STATE) (ZIP)	Nashville, TN 37230-5110 (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, Erika D'Agata and husband, David Mount

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Deepinder S. Bal, 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:

A Condominium Apartment in Davidson County, Tennessee, being Unit No. 12-A on the revised plan of Stratford Place, of record inBook 6250, page 560, and as further set forth in the Exhibit "B" of the Master Deed and By-Laws of record in Book 6472, page 47 and amended in Book 7140, page 592, Book 7234, page 801, Book 7353, page 472, Book 7426 page 234, said Registers office and to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed Erika D'Agata and spouse David Mount by deed from James C. Cook and spouse Cynthia J. Cook as of record in Book 10816, page 208, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

THIS instrument is being executed in behalf of Erika D'Agata pursuant to a Power of Attorney executed by same on the 28th day of February, 2002, and being filed for record simultaneously herewith of record in Instrument No.: 20020315-0032770, said Register's Office.

This instrument is being executed in behalf of David Mount pursuant to a Power of Attorney executed by same on the 28th day of February, 2002, and being filed for record simultaneously herewith, of record in Instrument No.: 20020315-0032771, said Register's Office.

unimproved ( )
This is improved (X) property, known as 5310 Otter Creek Court #12-A, Brentwood, Tennessee 37027
(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 our hand s this 14th day of March, 2002

Erika D'agata by Hal Rosson attorney in fact
Erika D'Agata BY:
Hal Rosson, Attorney in Fact

David Mount by Hal Rosson attorney in fact
David Mount BY:
Hal Rosson, Attorney in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Hal Rosson whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument on behalf of Erika D'Agata as her Attorney in Fact, as the free act and deed of the within named Hal Rosson.

Witness my hand and official seal at Nashville, TN this 14th day of March, 2002.

Priscilla C Urbanek

NOTARY PUBLIC

My Commission Expires: ~~July 24, 2004~~ March 27, 2004

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Hal Rosson with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument on the behalf of David Mount as his attorney in fact the free act and deed of the within named David Mount.

Witness my hand and offical seal at Nashville, TN this 14th day of March, 2002

Priscilla C. Urbanek

NOTARY PUBLIC

My Commission Expires: March 27, 2004 ~~July 24, 2004~~