THIS INSTRUMENT PREPARED BY: **George V. Crawford, Jr.** **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 230 Fourth Avenue, North P. O. Box 198888 Nashville, Tennessee 37219-8888 (615) 244-4994 Davidson County DEEDWARR Recvd: 08/29/03 12:40 3pgs Fees:18.00 Taxes:499.50 20030829-0125848	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $135,000.00. Nagarika **Affiant** Subscribed and sworn to before me, this 28th day of August, 2003. Notary Public My Commission Expires:

GEORGE V. CRAWFORD, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires JULY 21, 2007

Address New Owner As Follows:
Nagarika Nellori Vakulabaranam
5025 Hillsboro Pike, #18E
Nashville, TN 37215

Send Tax Bills To:
Same as New Owner

Map Parcel Number
131-11-0-150

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **MARY ELIZABETH REYNOLDS AND HUSBAND, MATTHEW E. MAHER**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **NAGARIKA NELLORI VAKULABARANAM, UNMARRIED**, hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit 150, also known as Apt. 18E on the Plan of Georgetown Condominium Apartments of record in Plat Book 5200, page 4, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of 5025 Hillsboro Homeowner's Association, a horizontal property regime established by Master Deed of record in Book 5211, page 325, amended in Book 5616, page 133 and Book 6079, page 516, said Register's Office.

Being the same property conveyed to Mary Elizabeth Reynolds, unmarried by deed from C. Lesley McDonald, married, of record in Book 9835, page 321, Register's Office for Davidson County, Tennessee.

A new legal description was not prepared for this transaction.

This conveyance is made subject to:

1. 2003 Metro taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantee. By acceptance of delivery of this instrument, Grantee assumes and agrees to pay such taxes as and when such become payable and to indemnify and hold harmless Grantors from liability and loss therefrom.

2. Easement for Sanitary Sewer and/or Storm Drainage of record in Book 4308, page 575, Register's Office for Davidson County, Tennessee.

3. All matters as shown on the Plan of record in Book 5200, page 4, Register's Office for Davidson County, Tennessee.

4. Master Deed and By-Laws establishing a Horizontal Property Regime of Georgetown Apartment Condominiums, of record in Book 5211, page 325, as amended in Book 5616, page 133 and in Book 6079, page 516, Register's Office for Davidson County, Tennessee.

5. Rights of others in and to the common elements.

This is improved property known as 5025 Hillsboro Pike, #18E, 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, her heirs and assigns, forever; and we covenant with the said Grantee 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 further covenant and bind ourselves, our heirs and assigns, to warrant and forever defend the title to the said land to the said Grantee, her heirs and assigns, against the lawful claims of all person whomsoever.

WITNESS our hands this 28th day of August, 2003.

Mary Elizabeth Reynolds

MARY ELIZABETH REYNOLDS

Matthew B. Maher

MATTHEW E. MAHER

By: Mary E. Reynolds, Attorney in fact

MARY E. REYNOLDS, 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, **MARY ELIZABETH REYNOLDS**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 28th day of August, 2003.

GEORGE V. CRAWFORD, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires:

My Commission Expires JULY 21, 2007

213728.1/2003191

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **MARY E. REYNOLDS,** with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the **ATTORNEY-IN-FACT FOR MATTHEW E. MAHER**, and is authorized to execute this instrument on behalf of the makers.

WITNESS my hand, at office, this 28th day of August, 2003.

Notary Public

My Commission Expires:

GEORGE V. CRAWFORD, JR.
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 21, 2007