Davidson County DEEDWARR
Recvd: 10/12/04 13:06 2pgs
Fees:13.00 Taxes:436.60

20041012-0122874

RECORD AND RETURN TO:
NATIONS TITLE OF TENNESSEE, INC.
5214 MARYLAND WAY, STE. 208
BRENTWOOD, TN 37027
04TN05810

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $218,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, this the 06th day of October, 2004.

Notary Public

MY COMMISSION EXPIRES: 11/27/04

PAMELA B. MATHENEY NOTARY PUBLIC AT LARGE MY COMMISSION EXPIRES NOV. 27, 2004 DAVIDSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
NATIONS TITLE AGENCY OF TENNESSEE, INC., 5214 MARYLAND WAY. STE. 208, BRENTWOOD, TN 37027

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Maria Bastidas	**Greenpoint Mortgage Funding, Inc.**	
3913 Westlawn Place	**P.O. Box 80747**	**103-08-0-C 008.00 CO**
Nashville, TN 37209	**Atlanta, GA 30366**	

FOR AND IN 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,

Dileep Mulamalla and wife, Difti Khona

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Maria Bastidas and husband, Edgar Bastidas

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:

Land in Davidson County, Tennessee, being Unit No. 4A, together with the appurtenant interest in the common elements of The Westlawn, A Condominium Development, a horizontal property regime established by Master Deed, of record in Book 7972, page 794, Register's Office for Davidson County, Tennessee said Unit being depicted on the Condominium Site Plan attached as Exhibit D to the aforementioned Master Deed and as amended in Instrument No. 20000830-0085678 and being located upon Lot No. 4 on the Plan of Westlawn Place of record in Plat Book 5210, page 238, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Dileep Mulamalla and wife Difti Khona, by Warranty Deed from Kimberly Davis, married, joined by her husband, William Dustin Smith, dated October 27, 2003 and recorded November 5, 2003 in Instrument No. 20031105-0162418, and being the same property previously conveyed to Kimberly Davis by Warranty Deed from Terance W. Janiak, a 1/2 undivided interest and Margieann L. Janiak, a 1/2 undivided interest, dated March 2002, and recorded March 22, 2002, in Instrument No. 20020322-0035564, Register's Office for Davidson County, Tennessee.

Subject to Covenants, Conditions, Restrictions and Agreements, including the agreement to pay assessments for the maintenance of common areas, contained in the Master Deed for The Westlawn, A Condominium Development, of record in Book 7972, page 794, amended in Instrument No. 20000830-0085678, Register's Office for Davidson County, Tennessee; All matters appearing on the Plan of record in Plat Book 5210, page 238, Register's Office for Davidson County, Tennessee.

Unimproved ( )

This is improved (X) property known as **3913 Westlawn Place, Nashville, TN 37209**

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 hands this 06th day of October, 2004.

Dileep Mulamalla

Difti Khona

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Dileep Mulamalla** and wife **Difti Khona** the bargainor(s) 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 purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 06th day of October, 2004.

Commission Expires:_____

Notary Public

PAMELA B. MATHENEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN MY COMMISSION EXPIRES NOV 27 2004