PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law

PREPARED BY & RETURN TO: PERRONE & YOUNG, ATTYS.
109 WESTPARK DRIVE, SUTIE 330
BRENTWOOD, TN 37027

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W & I Ref:(gj) Title No: 47858
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 06/02/06 11:37 2 pgs
Fees:13.00 Taxes:1176.60
20060602-0065123

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Ajay Kale Smruti Sunag 6160 Brentwood Chase Brentwood, Tennessee 37027	NEW OWNER

TAX MAP-PARCEL NUMBERS: 160160B01500CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$318,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Chad Henry Thompson and spouse, Elizabeth Clark Thompson**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Ajay Kale and spouse, Smruti Sunag** 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:**

Land in Davidson County, Tennessee, being Lot No. 15 on the Plan of Revision One Section One, Brentwood Chase of record in Book 9700, pages 936, 937, 938, 939, 940 and 941, Register's Office for said County, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Chad Henry Thompson and wife, Elizabeth Clark Thompson by deed from Jack J. Steakley, Jr., married of record in Doc. No. 20050118-0006132, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2006, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 9700, Page 936, 937 938 939, 940 and 941, said Register's Office, which Plan shows a 20 foot minimum building setback line from Brentwood Chase Drive (private street) together with a designated building site, and a 20 foot easement for public utility purposes along the front line(s) of said lot; Storm Water Detention Agreement to the Metropolitan Government of Nashville and Davidson County, of record in Book 11115, page 281 and 286, said Register's Office; The Declaration of Covenants, Conditions and Restrictions of record in Doc. No. 20030618-0084060, Doc. No. 20000531-0053797, Doc. No. 20000531-53798 and Doc. No. 20000831-0086366, said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars.

This is improved property, known as: 6160 Brentwood Chase, Brentwood, Tennessee 37027

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 30th day of May, 2006.

Chad Henry Thompson

Elizabeth Clark Thompson

State of TENNESSEE
County of DAVIDSON

On this 30th day of May, 2006 , before me the undersigned authority, personally appeared Chad Henry Thompson and Elizabeth Clark Thompson , 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 W. IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary

State of TENNESSEE My Commission Expires JULY 21, 2007
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $318,000.00

Affiant

Sworn and subscribed before me this the 30th day of May, 2006

My Commission Expires: 11-25-06 E. MANNIX STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public