QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Ajanta Roy
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9 DAY OF January 2008 2009

Notary Public

MY COMMISSION EXPIRES: 7-24-10
(AFFIX SEAL)

JOHN GLEAVES NOTARY PUBLIC AT LARGE DAVIDSON TENN

B-KARU-07-154

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Karu Jayathilake (NAME)	Karu Jayathilake (NAME)	
204 Fairmont Court (ADDRESS)	204 Fairmont Court (ADDRESS)	117-3-C-154.00CO
Nashville, TN 37203 (CITY) (STATE) (ZIP)	Nashville, TN 37203 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE (S) AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, I/WE **AJANTA ROY, A MARRIED WOMAN** HEREINAFTER CALLED THE GRANTOR (S), HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO **KARU JAYATHILAKE, A MARRIED MAN**, HEREINAFTER CALLED THE GRANTEE (S), THEIR HEIRS AND ASSIGNS, ALL OF MY RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT 154, HILLSBORO PLACE CONDOMINIUMS, OF RECORD IN BOOK 5200, PAGE 725, AMENDED IN BOOK 5200, PAGES 757 AND 758, AS ESTABLISHED UNDER MASTER DEED OF RECORD IN BOOK 6244, PAGE 394, AMENDED IN BOOK 6285, PAGE 209, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH MASTER DEED REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID UNIT.

BEING THE SAME PROPERTY CONVEYED TO AJANTA ROY, A MARRIED WOMAN BY DEED FROM KARTHIKEYAN NAGARAJAN OF RECORD IN DOCUMENT NUMBER 20070808-0094779, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

BEING THE SAME PROPERTY CONVEYED TO KARTHIKEYAN NAGARAJAN, UNMARRIED BY WARRANTY DEED FROM JON SHERIDON, ALTERNATIVE TRUSTEE FOR CFS INSURANCE AND SECURITY, MMP TRUST, RECORDED ON THE 3RD DAY OF JUNE, 2005 IN INSTRUMENT NO. 20050603-0063501, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS INSTRUMENT WAS PREPARED WITH INFORMATION SUPPLIED BY THE GRANTEES &/OR GRANTORS. NO TITLE EXAMINATION WAS PERFORMED TO VALIDATE THE ACCURACY OF TITLE. THEREFORE THE PREPARER DOES NOT ACCEPT LIABILITY FOR THIS INSTRUMENT.

This is
( ) unimproved
(X) improved
property known as 154 Hillsboro Place Nashville, Tennessee 37215
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Davidson County DEEDQC
Recvd: 01/14/09 15:27 2 pgs
Fees:12.00 Taxes:0.00
20090114-0003738

Witness my/our hand (s) this the 9 day of January, ~~2008.~~ 2009

Ajanta Roy
Ajanta Roy

STATE OF TN

COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **AJANTA ROY**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 9 day of January, 2009.

Notary Public

My Commission Expires: 7-24-10

JOHN GLEAVES
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

RETURN TO:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212