WARRANTY DEED

Return to: File Box 9-B
First Title and Escrow Co.
ftec file #287

BILL GARRETT, Davidson County
Trans:T20090037334 DEEDWARR
Recvd: 06/04/09 14:49 2 pgs
Fees:13.00 Taxes:573.50

20090604-0051966

G-VRE-09-4105

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $156,000.00

Affiant

Subscribed and sworn to before me, this 1st DAY OF June, 2009.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY, TENN.

My Commission Expires FEB. 19, 2013

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Derek T. Greene	Franklin American Mortgage	
4105 Brush Hill Road	(NAME) 501 Corporate Centre Dr. #400	
(ADDRESS) Nashville, TN 37216	(ADDRESS) Franklin, TN 37067	61-8-47.00
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we AMY K. MOHAN, MARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto DEREK T. GREENE AND WIFE, GAIL M. GREENE, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING PART OF LOT NO. 2, BLOCK 2 ON THE PLAN OF A. J. MCGAUGHEY'S SECOND HAYSBORO SUBDIVISION, OF RECORD IN BOOK 547, PAGE 43, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: SAID PART OF LOT NO. 2 FRONTS 100 FEET ON THE WESTERLY SIDE OF BRUSH HILL ROAD AND RUNS BACK 194 FEET ON THE NORTHERLY LINE AND 190 FEET ON THE SOUTHERLY LINE, TO A DEAD END, MEASURING 100 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO AMY K. RAO, A SINGLE WOMAN BY WARRANTY DEED FROM SUSAN S. RUDLOFF, UNMARRIED, RECORDED ON THE 2ND DAY OF NOVEMBER, 2005 IN INSTRUMENT NO. 20051102-0132365, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE. AMY K. RAO IS NOW MARRIED AND KNOWN AS AMY K. MOHAN. ANAND MOHAN JOINS IN THIS INSTRUMENT FOR THE PURPOSE OF CONVEYING ANY AND ALL INTEREST IN AND TO SAID PROPERTY.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD INCLUDING THOSE OF RECORD IN BOOK 547, PAGE 43; AND BOOK 4211, PAGE 203, REGSITER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

unimproved ( )

This is improved (X) property, known as 4105 Brush Hill Road, Nashville, Tennessee 37216

(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 GRANTEE(S), their heirs and assigns forever, and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 my/our hand(s) this 1st day of June, 2009.

Amy K. Mohan

Anand Mohan by Amy K Mohan
Anand Mohan-
attorney in fact

STATE OF Tennessee
COUNTY OF Davidson

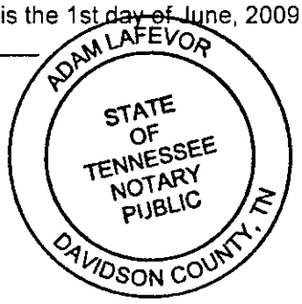
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Amy K. Mohan, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument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

Witness my hand and official seal, this the 1st day of June, 2009.

Notary Public

My Commission Expires: 9/3/12

(SEAL)



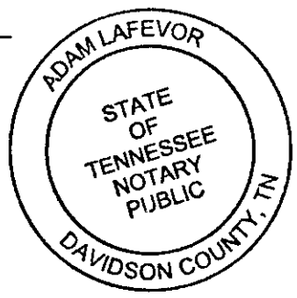
STATE OF Tennessee
COUNTY OF Davidson

On this the 1st day of June, 2009, before me personally appeared Amy K. Mohan to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Anand Mohan and who acknowledged he/she/they executed the same as the free act and deed of the said Anand Mohan.

Witness my hand and official seal, this the 1st day of June, 2009.

Notary Public

My Commission Expires: 9/3/12



RETURN TO:
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903