WARRANTY DEED	State of Tennessee County of Davidson The actual consideration or value, whichever is greater, for this transfer is **$198,900.00.** Affiant Subscribed and sworn to before me, this the 30th day of March, 2010. Notary Public My commission expires: _____ (AFFIX SEAL)

BILL GARRETT, Davidson County
Trans:T20100019045 DEEDWARR
Recvd: 04/01/10 10:56 2 pgs
Fees:13.00 Taxes:735.93
20100401-0024407

JOEY SANDERS NOTARY PUBLIC STATE OF TENNESSEE MY COMM. EXPIRES: 12/30/2013 COUNTY OF WILLIAMSON

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Mark Alan Ott **Joanna Kathleen R. Ott**	Pinnacle National Bank	**Map 104-14-0-C, Parcel 005CO**
2709 Linmar Avenue	211 Commerce St, Ste 300	
Nashville, TN 37215	Nashville, TN 37201	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Ryan J. Delahanty and Jingqiong Kang, husband and wife

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

Mark Alan Ott and Joanna Kathleen R. Ott, husband and wife

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. 5, together with the appurtenant interest in the common elements of Linmar Place, a horizontal property regime, established by Master Deed and By-Laws, of record in Book 6892, Page 724, amended in Book 7213, Page 129, and in Book 7374, Page 800, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan attached as Exhibit "C" to the aforementioned Master Deed and amendments.

BEING the same property conveyed to Ryan J. Delahanty and wife, Jingqiong Kang, by Deed from James L. Delahanty, Jr., and Linda Sue Delahanty, Trustees, of The James L. Delahanty, Jr. and Linda Sue Delahanty Revocable Living Trust Agreement dated February 11, 2005, of record in Instrument No. 20050315-0028246, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all the provisions of the Tennessee Horizontal Property Act as set out in the Master Deed and By-Laws, of record in Book 6892, page 724, amended in Book 7213, Page 129 and Book 7374, Page 800, and Book 6892, Page 760, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

This is improved (_X___) Unimproved (____) property, known as **2709 Linmar Avenue, 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 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 my/our hand(s) this **30th** day of **March, 2010.**

Ryan J. Delahanty

Jingqiong Kang

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, a Notary Public of said County and State, **Ryan J. Delahanty and Jingqiong Kang,** the within named sellers, 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 Nashville, Tennessee, this **30th** day of **March, 2010.**

Notary Public

My Commission Expires: 2/24/13

JOHN T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TENN.