BILL GARRETT, Davidson County
Trans:T20100045758 DEEDWARR
Recvd: 07/27/10 08:35 2 pgs
Fees:13.00 Taxes:521.70
20100727-0058658

State of Tennessee
County of Sumner
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $141,000.00

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF July, 2010.

Lori Buie
Notary Public
MY COMMISSION EXPIRES: 9/19/11

LORI BUIE STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

This instrument prepared by:
Freedom Title Services, LLC, 109 Hazel Path, Suite 2, Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP/PARCEL
RAJYALAKSHMI MANDA	New Owner	143-01-0-[illegible]
(NAME)	(NAME)	
6952 HIGHWAY 70 S., #113		
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37221		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEGED, WE, MILES FRAZIER, UNMARRIED, HEREINAFTER CALLED GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RAJYALAKSHMI MANDA AND ASHOK S. KOLASKAR, WIFE AND HUSBAND, HEREINAFTER CALLED THE GRANTEES, THER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

BEING UNIT NO. 113 ON THE PLAN OF FIRST REVISION HORIZONTAL PROPERTY REGIME COMMON ELEMENT PLAT WEST FORT LANDING CONDOMINIUMS OF RECORD IN INSTRUMENT NO. 20040310-0027295, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO MILES FRAZIER BY WARRANTY DEED FROM CARRIE LYNN MAINELLA AND JANETTE MAINELLA, RECORDED ON JUNE 9, 2008 IN INSTRUMENT NO. 20080609-0059405, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This is improved property, known as 6952 HIGHWAY 70 S., #113, NASHVILLE, TN 37221.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said Grantees. Grantors covenant with Grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Witness our hands this 23rd day of July, 2010.

MILES FRAZIER

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, MILES FRAZIER, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, Tennessee, on this the 23rd day of July, 2010.

NOTARY PUBLIC
My commission expires: 9-18-12

DAVID KIMBROUGH
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY