QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans:T20100063453 DEEDQC
Recvd: 10/06/10 15:06 2 pgs
Fees:12.00 Taxes:0.00
20101006-0080197

LAURA MITCHELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

B-BOA-10-204

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF September, 2010.

Notary Public

MY COMMISSION EXPIRES: 5/20/14
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
KARU JAYATHILAKE	BANK OF AMERICA, N.A.	
(NAME)	(NAME)	
204 FAIRMONT COURT	801 CRESENT CENTRE DR., STE. 510	
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37203	FRANKLIN, TN 37067	104060M00400CO
(CITY) (STATE) (ZIP)	(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 **KARU JAYATHILAKE AND WIFE, AJANTA ROY** HEREINAFTER CALLED THE GRANTOR (S), HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO **KARU JAYATHILAKE**, 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 A-4, AS SHOWN ON THE PLAN OF THE RESUBDIVISION OF LOT 1 OF FAIRMONT SQUARE II SUBDIVISION OF RECORD IN PLAT BOOK 6250, PAGE 825, AMENDED IN PLAT BOOK 6900, PAGE 98, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF SUCH UNIT, TOGETHER WITH THE APPURTENANT INTEREST IN THE COMMON ELEMENTS OF FAIRMONT COURT CONDOMINIUM ASSOCIATION, A HORIZONTAL PROPERTY REGIME ESTABLISHED BY MASTER DEED AND BY-LAWS OF RECORD IN BOOK 6686, PAGE 708, AMENDED IN BOOK 6712, PAGE 125, BOOK 6774, PAGE 221, BOOK 6823, PAGE 962 AND BOOK 6893, PAGE 62, SAID REGISTER'S OFFICE, REFERENCE TO WHICH IS HEREBY MADE FOR A MORE COMPLETE AND DETAILED DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO KARU JAYATHILAKE AND WIFE, AJANTA ROY BY DEED FROM JAMES P. KINSER AND WIFE, NOELLE KINSER, DATED 09/15/2002 AND FILED FOR RECORD ON 10/09/2002 IN INSTRUMENT 200210090123295, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This is
( ) unimproved
(X) improved
property known as **204 FAIRMONT COURT NASHVILLE, Tennessee 37203**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness my/our hand (s) this the 24 day of **September, 2010.**

Ajanta Roy
AJANTA ROY

STATE OF TENNESSEE

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 24th day of SEPTEMBER, 2010.

Laura Mitchell
Notary Public

My Commission Expires: 5/20/14

LAURA MITCHELL
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON CO. TENN.

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