Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 210
Brentwood, TN 37027

BILL GARRETT, Davidson County
Trans:T20120065939 DEEDWARR
Recvd: 09/04/12 10:48 2 pgs
Fees:13.00 Taxes:1024.90
20120904-0079430

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $ 277,000.00

Tori Chase
Affiant

Subscribed and sworn to before me, this 19th day of July, 2012.

Laurie M Harris
Notary Public
My commission expires: 12-10-12

LAURIE M. HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

02-1206-47932

Address of New Owner:	Send Tax Bills to:	Tax Information
Michael Keil 3100 West End Circle #102 Nashville TN 37203	Primary Residential 4750 W. Wiley Post Way Salt Lake City, UT 84116	104-02-4-A-106 CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Kusum W. Ketkar and husband, Suhas Ketkar, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Michael Keil, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

A certain condominium unit in Davidson County, Tennessee, being Unit No. 102 of the 3100 West End Circle Condominiums as established by First Supplement to the Master Deed for 3102 West End Circle Condominiums, of record as Instrument No. 20060419-0044895, amending Master Deed of record as Instrument No. 20050405-0037200, as further amended by Amendment to First Supplement to the Master Deed of record as Instrument No. 20061018-0129536, in the Register's Office for Davidson County, Tennessee, under the provisions of Tennessee Code Annotated, Title 66, Chapter 27, Section 101, et seq., as amended, said unit being shown as part of Exhibit "A" to said Amendment to First Supplement to the Master Deed.

Being the same property conveyed to Kusum W. Ketkar, a single person, by deed from Regent Homes, LLC, a Tennessee Limited Liability Company, dated 8/31/07, recorded 8/31/07, of record in Instrument No. 20070831-0105134, said Register's Office.

Suhas Ketkar, husband of Kusum W. Ketkar joins in the execution of this instrument to convey any marital interest he may have in the subject property.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 3100 West End Circle #102, Nashville, TN 37203

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, their heirs, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 26th day of June, 2012.

Kusum W. Ketkar

Kusum W. Ketkar

Suhas Ketkar

Suhas Ketkar

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Kusum Ketkar and Suhas Ketkar, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Brentwood, TN, this 26th day of June, 2012.

State of Tennessee at Large

My Commission expires
1/19/14

J. ANDREW WILEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON