WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $202,500.00

Affiant

Subscribed and sworn to before me, this 30th day of April, 2015

Notary Public

MY COMMISSION EXPIRES: 11-13-18

BILL GARRETT, Davidson County
Trans:T20150034338 DEEDWARR
Recvd: 05/05/15 10:34 2 pgs
Fees:13.00 Taxes:749.25
20150505-0040672

BEVERLY PARHAM NOTARY PUBLIC TENNESSEE (NOTARY SEAL) COUNTY OF WILLIAMSON

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Srinivasan Venkatesan	Cardinal Financial LP	172-16-0A
(NAME)	(NAME)	(MAP)
3724 Shane Point Pl.	3701 Arco Corporate Dr	013.00-CO
(ADDRESS)	(ADDRESS) Suite 200	(PARCEL)
Nashville, TN 37211	Charlotte NC 28273	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Naomi A. S. Prashad, a married woman, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Srinivasan Venkatesan, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 13 on the Plan of Revision to Shane Point of record in Plat at Instrument No. 20101021-0084160, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Naomi A. S. Prashad by Warranty deed from Regent Homes, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20110425-0031386 Register's Office for Davidson County, Tennessee.

Robert Kown joins in this conveyance for the purpose of conveying all right, title and interest he may have in and to the above described property as spouse of Naomi A. S. Prashad.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, known as: 3724 Shane Point Pl., Nashville, Tennessee 37211

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 and assigns forever; and we do covenant with 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 April, 2015.

Naomi A. S. Prashad

Robert Kown

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Naomi A. S. Prashad and Robert Kown, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 30th day of April, 2015.

Notary Public

John M. Wells
State of Tennessee Notary Public
Davidson County

My Commission Expires: 7/6/2015