Prepared By & Return To:
Tennessee Title Services, LLC
7000 Executive Center Dr
Suite 290
Brentwood, TN 37027
Williamson
B18-1742

STATE OF TENNESSEE
COUNTY OF Davidson

Bill Garrett Davidson County
Batch# 134639 **DEEDWARR**
08/29/2018 09:49:26 AM 2 pgs
Fees: $13.00 Taxes: $1,269.10
20180829-0085580

Prepared by:
Record and Return to:
Chapman and Rosenthal Title, Inc.
2002 Richard Jones Rd., Ste 208-A
Nashville, TN 37215

ANDERSON
OF
TENNESSEE
NOTARY
PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES
SEPTEMBER 10, 2018

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $343,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME
THIS August 28, 2018

Notary Public
Commission Expires: _____

Address of New Owner	Send Tax Bills To:	Map & Parcel
Gopinath Pulyankote and Srilatha Sukumaran and Divya Gopinath 1010 16th Avenue South Unit 204 Nashville, TN 37212	NEW OWNER	105-01-0B-204.00

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 CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Jeanne Magram and Andrew Murphy, wife and husband

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Gopinath Pulyankote and Srilatha Sukumaran, husband and wife and Divya Gopinath, unmarried, as joint tenants with right of survivorship

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. 204, as shown on the plan of Ten Ten on the Row, a Horizontal Property Regime, filed as Exhibit B to and established by the Master Deed of record in Instrument 20071023-0125441 as amended in Instruments 20090224-0015964, 20090507-0041965, 20090929-0090277 as corrected by Scrivener' s Affidavit in Instrument 20141009-0093659, and 20120905-0080264, Register's Office for Davidson County, Tennessee, together with an undivided percentage interest in the common areas/elements appurtenant to said Unit as set forth in the Master Deed, reference to which is hereby made for a more complete and detailed description of the Unit and the Condominium, the rights and obligations of the Declarant and the Unit Owners, and the Bylaws of the Association of Owners. Parking Space No. 2 is assigned as a Limited Common Element for the exclusive use by the owner of Unit 204.

Being the same property conveyed to Jeanne Magram and Andrew Murphy by Warranty Deed from Haury & Smith Contractors, Inc., a Tennessee Corporation of record in

Instrument No. 20130613-0060607, Register's Office for Davidson County, Tennessee, dated June 05, 2013 and recorded on June 13, 2013. (Value of consideration shown in aforementioned deed $275,000.00.) Being also known as 1010 16th Avenue South, Unit 204, Nashville, Tennessee 37212.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 1010 16th Avenue South, Unit 204, Nashville, TN 37212

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 so 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 uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the August 27th, 2018.

Andrew Murphy

Jeanne Magram

STATE OF New York
COUNTY OF Westchester

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Andrew Murphy and Jeanne Magram** 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 this ~~20th~~ 27th day of August, 2018.

HENRY LOUIS HOROWITZ
NOTARY PUBLIC OF THE STATE OF NEW YORK
COMMISSION #01H06374497
MY COMMISSION EXPIRES 04/30/2022

Notary Public
My Commission Expires: 04/30/2022

(Notary Seal)