Prepared by: John Forrest Kelly, Attorney, 1503 16th Ave S, Nashville, TN 37212, without the benefit of a full title examination and no liability is assumed for any status in title or matters which would be disclosed by such title examination.

PURSUANT TO TENN. CODE ANN. § 66-24-121(a), THE LEGAL DESCRIPTION IS THE SAME AS IN THE PREVIOUS DEED OF RECORD.

Karen Johnson Davidson County
Batch# 996258 DEEDWARR
04/26/2023 08 31 33 AM 3 pgs
Fees $17 00 Taxes $0 00
20230426-0030493

SATHVIKA GOTTAM, ET UX

TO: WARRANTY DEED

JAYAPRAKASH GATTU and SATHVIKA GOTTAM, Trustees of the GG FAMILY REVOCABLE TRUST dated April 21, 2023

THIS DEED OF REALTY, executed as of the 21 day of April, 2023, by Grantors, JAYAPRAKASH GATTU and SATHVIKA GOTTAM, husband and wife, to Grantees, JAYAPRAKASH GATTU and SATHVIKA GOTTAM, Trustees of the GG FAMILY REVOCABLE TRUST dated April 21, 2023, and any amendments thereto,

WITNESSETH:

That Grantors, for a valuable consideration, receipt whereof is acknowledged, has this day bargained and sold and does hereby transfer and convey unto Grantees, all of Grantors' right, title and interest, to have and to hold and to their heirs and assigns forever, in fee simple, certain realty, with any and all improvements thereon, situated in Davidson County, Tennessee, being bounded and described as follows:

> Land in Davidson County, Tennessee, being Unit No. 1916B of Castleman Homes, a Horizontal Property Regime, on the plan appended to the Declaration of Covenants, Conditions and Restrictions of Castleman Homes of record in 20200212-0016106, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property. The easements, restrictive covenants, conditions, and regulations imposed upon the unit, property, co-owners, and tenants of Castleman Homes contained therein are incorporated herein by reference and made a part hereof, the same as copied herein.

Being the same property conveyed to Jayaprakash Gattu and Sathvika Gottam, husband and wife, by Warranty Deed from Wayne Enterprises, GP, a Tennessee general partnership, dated March 23, 2022, and recorded March 28, 2022, of record in Instrument No. 20220328-0035775, in the Register's Office for Davidson County, Tennessee.

That Grantors (1) covenants that they are lawfully seized and possessed of and has a perfect right to convey such realty and that it is unencumbered except for 2023 taxes which Grantees assume; (2) will forever warrant and defend the title unto Grantees and to their heirs and assigns against all lawful claims, subject, however, to all legally enforceable restrictions and easements of record and in existence in the Register's Office for Davidson County, Tennessee; and (3) will give possession of said property with deed.

IN WITNESS WHEREOF, Grantors have executed this quitclaim deed of realty as of the date written first herein.

G. Jayaprakash

JAYAPRAKASH GATTU Grantor

STATE OF TENNESSEE :
:
COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, JAYAPRAKASH GATTU, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained

Witness my hand and seal at office this the 21st day of April, 2023.

My Commission Expires:
09/08/25.

ERIN WALTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public

SATHVIKA GOTTAM Grantor

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, SATHVIKA GOTTAM, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and seal at office this the 21st day of April, 2023.

My Commission Expires:
04/08/25.

ERIN WALTER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public

Property Owners Name
And Mailing Address:

Jayaprakash Gattu and
Sathvika Gottam, Trustees of the
GG Family Revocable Trust
1916 Castleman Drive,
Nashville, TN 37215

Person or Entity Responsible for
Payment of Property Taxes:

SAME/OWNER

Property Address:

1916 Castleman Drive,
Nashville, TN 37215

Map and Parcel No.:

131-07-1L-002.00

THIS TRANSFER IS EXEMPT FROM TRANSFER TAX PURSUANT TO TENNESSEE CODE ANNOTATED § 67-4-409(a)(1)(C)(vi).