BOOK 6318 PAGE 89

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 70,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF June, 19 84.

Notary Public

MY COMMISSION EXPIRES: 11-17-84

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PERCY WILKINS, JR., ATTORNEY
2210 Crestmoor Road - Nashville, Tennessee 37215

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rocco Mercante et ux (NAME)	THE KISSELL COMPANY (NAME)	156-2
797 Goodpasture Terrace (STREET ADDRESS OR ROUTE NUMBER)	30 WADER STREET (STREET ADDRESS)	109
Nashville, TN 37221 (CITY) (STATE) (P. O. ZIP)	SPRINGFIELD OHIO 45501 (CITY) (STATE) (ZIP)	9D-61118

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, Kenneth J. Kaplan and wife, Dolores Kaplan,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rocco Mercante and wife, Cynthia B. Mercante,

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 Lot No. 609 on the plan of Harpeth Woods Section of Harpeth Valley Park, of record in Book 4860, page 111, Register's Office for said County.

SAID Lot No. 609 fronts 70.0 feet on the southerly margin of Goodpasture Terrace and extends back 181.4 feet on the easterly line and 195.0 feet on the westerly line to a dead line in the rear, measuring 105.2 feet thereon.

BEING the same property conveyed to Kenneth J. Kaplan and wife, Dolores Kaplan by deed from C & S Builders, Inc., of record in Book 5451, page 655, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 5051, page 92, and amended in Book 5197, page 123, and Book 5228, page 718, said Register's Office, and to the matters set forth in the above referenced plan of record.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the grantees to assume the unpaid balance of a note secured by a first mortgage deed of trust to The Kissell Company, an Ohio corporation, of record in Book 5451, page 658, Register's Office for said County, and that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the said grantees. The grantees further hereby assume the obligations of Kenneth J. Kaplan and wife, Dolores Kaplan, under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned.

*SEE BACK

unimproved ( )
This is improved (X) property, known as 797 Goodpasture Terrace, Nashville, Tennessee 37221
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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 our hand S this 15th day of June, 1984

Kenneth J. Kaplan

Dolores Kaplan

STATE OF TENNESSEE
Davidson County

BOOK 6318 PAGE 90

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kenneth J. Kaplan and Dolores Kaplan, or proved to me on the basis of satisfactory evidence, the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 15th day of June, 19 84.

Commission expires 11-17-84

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (their several oaths) (his oath) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (they) (he) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

Notary Public

RECEIVED FOR RECORD AND RECORDED IN OFFICIAL RECORDS
JUN 18 3 09 PM 84
IDENTIFIED REFERENCE
PAUL D. HUNT
REGISTER

12907

WARRANTY DEED

FROM
KENNETH J. KAPLAN ET UX

TO
ROCCO MERCANTE ET UX

PERCY WILKINS, JR.
ATTORNEY AT LAW
2210 CRESTMOOR ROAD
P.O. BOX 150157
NASHVILLE, TENNESSEE 37215-0157

dp

*The grantees further agree to assume the unpaid balance of a note to Nashville Solar Administration Fund secured by a Financing Statement of record in Book 5808, page 967, Register's Office for Davidson County, Tennessee.

[redacted]

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____ BOOK 6318 PAGE 31

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			70500.00-	CAMT.
			183.30	CSTAX
			.50	PRFEE
			6.00	WDEED
				CHECK 189.30-
			5955A06/18/84 SAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 29907

IDENTIF. REFERENCE

JUN 19 3 05 PM '84

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 0045227