0561206

IDENTIF. & REFERENCE

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
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99 MAR 15 PM 1:02

REGISTER
DAVIDSON COUNTY, TN.

W & I Ref: (mec) Title No: 40676
Dav. Co. File: Box 8

BOOK 11384 PG. 433

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
John C. Main Anne-Marie Main 4401 Charleston Place Cr. Nashville, TN 37215	Union Planters Bank of KY, N.A. P.O. Box 2200 Paducah, KY 42001

TAX MAP-PARCEL NUMBERS: 130-08-B-009

E490 03/15 0101 03CHECK 1446.60

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 388,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Edwin C. Jackson, married,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **John C. Main and spouse, Anne-Marie Main,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A Condominium Apartment in Davidson County, Tennessee, being Unit No. 1, Lot 6 of Charleston Place, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan to the Master Deed of record in Book 5800, Page 286, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the Condominium.

BEING the same property conveyed to Edwin C. Jackson and wife, Joyce C. Jackson by deed from Marsha Tanner Patterson Wilson and husband, William Wilson of record in Book 7631, page 721, Register's Office for said County. The said Joyce C. Jackson has since died.

Therese Wild Jackson joins in this conveyance strictly to release any and all marital interest she may have in the above described property.

Description Reference: Described from information contained in recorded condominium documents.

This conveyance is subject to: Taxes for 1999, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 5800, Page 286, said Register's Office, which Plan shows minimum building set back lines and easements and to which Plan reference is hereby made for a more complete description.: The provisions of the condominium Master Deed of record in Book 5965, page 880, amended in Book 6071, page 499, made applicable by supplemental declaration in Book 6122, page 319, Book 6157, page 879, Book 6336, page 874 and Book 6336, page 878, said Register's Office, which submits said property to a Horizontal Property Regime pursuant to the provisions of the Tennessee Horizontal Property Act and sets forth restrictions, assessments, liens and other matters.

This is improved property, known as: 4401 Charleston Place Cr., Nashville, TN 37215

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF 11th and 12th day of March, 1999.

Edwin C. Jackson

Therese Wild Jackson

State of Tennessee
County of Davidson

BOOK 11384 PG. 434

On this 11 day of March, 1999, before me the undersigned authority, personally appeared **Therese Wild Jackson**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: 3/24/2001

Mary Elizabeth Cameron
Notary Public

MARY ELIZABETH CAMERON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

State of Tennessee
County of Davidson

On this 12th day of March, 1999, before me the undersigned authority, personally appeared **Edwin C. Jackson**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

Notary Public

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 388,000.00

Affiant

Sworn and subscribed before me on the 12th day of March, 1999.

Notary Public

My Commission Expires:

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11384 PG. 435

CO	- CONVEYANCE	CC	- CERTIFIED COPY	MISC	- MISCELLANEOUS
MO	- MORTGAGE	REL	- RELEASE	CO TX	- STATE TAX CONVEY
WD	- WARRANTY DEED	UCC	- UNIFORM COMMERCIAL CODE	MO TX	- STATE TAX MORT
TD	- TRUST DEED	CFEE	- COMPUTER FEE	PRFEE	- PROBATE FEE

0561206

IDENTIFICATION REFERENCE

99 MAR 15 PM 1:03

REGISTER
DAVIDSON COUNTY, TN.

		CAMT	
			388000.00
		CON TX	1435.60
		PRFEE	1.00
		WDEED	8.00
		CFEE	2.00
		TOTAL	1446.60
		CHECK	1446.60
03/15/99	01	13:02	0001 8690

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1437821