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THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 165,500.00

Affiant

Subscribed and sworn to before me, this 12th day of July 19 99

Notary Public

My Commission Expires: 9-29-2001

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
CRAIG S. EICHELMAN 5312 Nevada Avenue Nashville, Tennessee 37209	REGIONAL INVESTMENT COMPANY 9221 Ward Parkway #300 Kansas City, Missouri 64114	MAP 91-15 PARCEL 69

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED SIXTY FIVE THOUSAND FIVE HUNDRED AND NO/100---------- ($ 165,500.00) DOLLARS, cash in hand paid by the hereinafter named Grantee, the receipt of which is hereby acknowledged, I, BRIAN STUART PESTERFIELD, UNMARRIED hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto CRAIG S. EICHELMAN, UNMARRIED hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING part of Block 13 on the Map of the Realty Savings Bank & Trust Company's Revised Plan of West Extension of Charlotte Park Company's First Addition as of record in Book 421, page 18, Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING at a point in the North margin of Nevada Avenue, 110.0 feet West from the right-of-way of the N.C. & St. L. Railroad; thence, northeasterly parallel to said right-of-way, 200.0 feet to the southerly margin of an alley; thence, with the margin of said alley, westerly 50.0 feet to a point, which is 198.0 feet East from the easterly margin of 54th Avenue, North or Richland Avenue; thence, southwesterly 200.0 feet to the North margin of Nevada Avenue, being 170.0 feet East from the East margin of 54th Avenue, North; thence, with the margin of Nevada Avenue, easterly 50.0 feet to the point of beginning.

BEING the same property conveyed to Brian Stuart Pesterfield, unmarried, by deed from Mamie Davidson (aka Mamie P. Davidson), unmarried, of record in Book 9885, page 2, Register's Office for Davidson County, Tennessee.

This is improved property known as 5312 Nevada Avenue, Nashville, Tennessee 37209

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, his heirs and assigns, forever.

GRANTOR COVENANT s with the said GRANTEE that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of Pt Blk 13 Realty Svgs Rev. Pln of W. Ext Charlotte of record in Book 421, page 18, Register's Office for Davidson County, Tennessee.

GRANTOR___ FURTHER COVENANTs__ and binds himself___, his___ heirs and representatives to warrant and forever defend the title to the said GRANTEE___, his___ heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand___on this the 12th day of July, 19 99.

BRIAN STUART PESTERFIELD

MITCHELL A. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named BRIAN STUART PESTERFIELD, UNMARRIED, the bargainor____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 12th day of July, 1999.

My Commission Expires: September 29, 2001

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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 _____oath___ acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____being authorized so to do, execute 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 this _____day of _____ , 19 _____.

My Commission Expires: _____

Notary Public

06111685

RECEIVED FOR REFERENCE

99 JUL 14 PM 3:54

RECEIVED FOR RECORD

$22.00

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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

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0611190 85 FEE/ICE

69 JUL 11 PM 1:54

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1490833