BOOK 15

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 560,000.00

Jennifer Hall
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
4th DAY OF November, 19 99

Notary Public

MY COMMISSION EXPIRES: 3/11/2002
(AFFIX SEAL)

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THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
DEREK T. MAIN	Mercantile Bank, N. A., ISAOA	MAP 117-02
(NAME)	(NAME)	
3605 SARATOGA DRIVE	721 Locust Street	PARCEL 1.00
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37205	St. Louis, MO 63101	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, JOHN S. STEIN, III. AND WIFE, KRISTI THOMAS STEIN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DEREK T. MAIN AND WIFE, NADINE E. MAIN

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 Nos. 25 and 26 of Block "A" on the Plan of Bellwood, of record in Book 547, Pages 149 and 150, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to John S. Stein, III. and wife, Kristi Thomas Stein by deed from Barbara Catanzaro Hearn, unmarried of record in Book 10275, Page 65, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Taxes for the year 1999 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; All matters appearing on the plan of Bellwood, of record in Plat Book 547, page 149 and 150, Register's Office for Davidson County, Tennessee; Easement for sanitary sewers and/or storm drainage granted to Metropolitan Government of record in Book 4081, Page 728, Register's Office for Davidson County, Tennessee.

06562473
RECEIVED
1999 NOV 10 PM 1:47
TN REAL ESTATE TRANSFER TAX

unimproved ( )
This is improved (X) property, known as 3605 SARATOGA DRIVE, NASHVILLE, TN 37205
(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 4th day of November 19 99

John S. Stein III
JOHN S. STEIN, III.

Kristi Thomas Stein
KRISTI THOMAS STEIN

CG01 11/10/99 03CHECK 2003.00

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JOHN S. STEIN, III. AND WIFE, KRISTI THOMAS STEIN

the bargainor S, 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 at Brentwood, Tennessee, this 4th day of November, 19 99.

Commission expires 5-20-2000

Notary Public

STATE OF TENNESSEE
COUNTY OF

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(s) 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 at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

JOHN S. STEIN, III. AND WIFE, KRISTI THOMAS STEIN

TO

DEREK T. MAIN AND WIFE, NADINE E. MAIN

RETURN TO:

GREGORY S. PERRONE
ATTORNEY - AT - LAW
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027

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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0656247

11/10/99 01:47 PM

CAMT
560000.00
MOR TX 2072.00
ERR CO
MOR TX 2072.00-
CON TX 2072.00
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 2083.00
CHECK 2083.00

11/10/99 01 13:48 0001 0081

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1537790