Return to:
File #: 300873

Southeast Title of Tenn.
214 Centerview Drive Suite 101
Brentwood, TN 37027

Prepared by:
Realty Title & Escrow Company, Inc.
P. O. Box 1369
Brentwood, TN 37024-1369

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $285,000.00

Affiant

Subscribed and sworn to before me, this 1st day of August, 2003.

Notary Public
My commission expires: 7-24-07

TABATHA McNEIL NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

Address of New Owner:	Send Tax Bills to:	Tax Information
Kevin Charles Stevens Melissa L. Stevens 600 Holt Run Court Nashville TN	Wells Fargo Home Mortgage P.O. Box 10304 Des Moines IA 50306	180-03-A-074.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Brent Sperlich and wife, Donnita Sperlich, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Kevin Charles Stevens and wife, Melissa L. Stevens , hereinafter called the Grantees, their successors 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. 36 on the Plan of Stone Creek Park, Section 2-B, a Planned Unit Development, of record in Plat Boook 9700, Pages 793 and 794, Register's Office for said County, to which reference is hereby made for a more particular description.

BEING the same property conveyed to Brent Sperlich and wife, Donnita Sperlich by deed dated 11/29/99 of record in Instrument No. 199912150303412, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 600 Holt Run Court, Nashville, TN

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 my hand this 1st day of August, 2003.

Brent Sperlich

Donnita Sperlich

Davidson County DEEDWARR
Recvd: 08/13/03 09:56 2pgs
Fees:13.00 Taxes:1054.50

20030813-0115862

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Brent Sperlich and Donnita Sperlich, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained

Witness my hand in Brentwood, TN, this 1st day of August, 2003.

Notary Public

My Commission expires 9/4/05

MARK BLAYNEY LEEDOM
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires 09/04/2005