BOOK 4362 PAGE 447 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $14,400.00

Robert L. Garcia
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF August 1969.

Linda G. Carter
Notary Public

MY COMMISSION EXPIRES: April 23, 1972
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
J. J. Foley, Jr., Attorney, 105 Stahlman Building, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert L. Garcia, et ux (NAME)	J. I. KISLAK MORTGAGE CORPORATION OF FLORIDA (NAME)	MAP 147-4-
4821 Humber Drive (STREET ADDRESS OR ROUTE NUMBER)	1101 Brickell Avenue (STREET ADDRESS)	PAR 44
Nashville, Tennessee 37211 (CITY) (STATE) (P. O. ZIP)	Miami, Florida 3313 (CITY) (STATE) (ZIP)	F.S.

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, Richard M. Stuard and wife, Shirley P. Stuard

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert L. Garcia and wife, Ruby P. Garcia

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. 65 on the Map of Beverly Heights, Section II, as of record in Book 2331, page 42, Register's Office for Davidson County, Tennessee.

Said Lot No. 65 fronts 172 feet on the southwesterly side of Humber Drive and extends back 218 feet on the southeasterly side and 215.2 feet on the northwesterly side to a line in the rear, on which it measures 135 feet, thereon.

Being the same property conveyed to Richard M. Stuard and wife, Shirley P. Stuard, by deed from Material, Inc., of record in Book 2597, page 421, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 4821 Humber Drive (House Number) (Street) Nashville, Tennessee (P. O. Address) (City or Town) 37211 (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 hands this 29th day of August, 1969

Richard M. Stuard

Shirley P. Stuard

STATE OF TENNESSEE
Davidson County

BOOK 4362 PAGE 448

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Richard M. Stuard and wife, Shriley P. Stuard

the bargainor, 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 29th day of August 19 69

Commission expires April 22, 1972

Linda L. Carter
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 (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) 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

WARRANTY DEED

FROM

RICHARD M. STUARD, ET UX

TO

ROBERT L. GARCIA, ET UX

A 52962

IDENTIF. REFERENCE

SEP 4 3 03 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Tides Guaranteed

NASHVILLE, TENN.

SEP-4 69	CONV	14,400.00			
SEP-4 69	S'TAX		A*	37.44	
SEP-4 69	PR'FEE		A*	.50	
SEP-4 69	W'DEED		A*	3.00	* 40.94