This instrument was prepared by:
CARL H. OLDHAM
ATTORNEY AT LAW
Hendersonville, Tenn. 37075

BOOK 4821 PAGE 282

WARRANTY DEED

for and in consideration of Ten Dollars ($10.00) cash in hand paid, the receipt of which is hereby acknowledged and other good and valuable consideration, a part of which is the assumption of one certain trust deed dated Nov. 3, 1972 and filed for record Nov. 3, 1972 in the office of the recorded of deeds of Davidson County, Tennessee, in Book 4653, Page 129, and note of even date thereby secured in the original principal amount of $24,000.00 payable to Lomas and Nettleton Company which debt the grantee herein assume and agrees to pay as part payment of the purchase price. The grantee further hereby assumes the obligations of Orbe A. Garcia and wife, Nina H. Garcia under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned.

Send Tax Bills:	Address New Owners:	Map Parcel
Lomas and Nettleton Company	Robert S. Parris	3D 47560
P.O.Box 964	2407 Cabin Hills Road	Map 73-15
Virginia Beach, Va. 23451	Nashville, Tenn. 37214	Par 11

WE, ORBE A. GARCIA AND WIFE, NINA H. GARCIA

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto ROBERT S. PARRIS AND WIFE, PAULA J. PARRIS as tenants by the entirety,

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 26 on the Plan of George I. Waddey's Plan of Sunset View, Section III, as of record in Book 2663, Page 44, Register's Office for said County.

SAID Lot No. 26 fronts 100 feet on the southerly side of Cabin Hill Road and runs back between lines, 424.0 feet on the easterly side and 280.8 feet on the westerly side to a broken line in the rear, on which it measures 215.1 feet.

BEING the same property conveyed to Orbe A. Garcia and wife, Nina H. Garcia from William M. Pirtle, Jr., and wife, Suanne Pirtle, by deed of record in Book 4653, Page 127, Register's Office for Davidson County, Tennessee.

JUN-5	MORT'G	35,950.00		
JUN-5	S'TAX	A*	93.34	
JUN-5	PR'FEE	A*	.50	
JUN-5	T'DEED	A*	4.00	* 97.84

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered. EXCEPT AS HEREIN PROVIDED

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand on this, the 31st day of MAY, 1974

Orbe A. Garcia
ORBE A. GARCIA

Nina H. Garcia
NINA H. GARCIA

STATE OF TENNESSEE
COUNTY OF SUMNER

Before me, THE UNDERSIGNED, a Notary Public in and for the State and County aforesaid, personally appeared the within named NINA H. GARCIA

the bargainor(s), 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 HENDERSONVILLE, Tennessee, this, the 31st day of MAY, 1974

Jessie L. Jones
Notary Public

My commission expires: AUG. 26, '75

STATE OF North Carolina
COUNTY OF Mecklenburg

Before me, Helen L. DeLargy, a Notary Public in and for the State and County aforesaid, personally appeared the within named Orbe A. Garcia

the bargainor(s), with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Charlotte, N. C. Tennessee, this, the 23 day of May, 19 74

Helen L. DeLargy
Notary Public

My commission expires: October, 1977

STATE OF TENNESSEE
COUNTY OF SUMNER

I, (we) hereby swear or affirm that the actual consideration for this transfer or value of the property or interest in property transferred, whichever is greater is $ 35,950.00, which amount is equal to or greater than the amount which the property or interest in property transferred would command at a fair voluntary sale.

Robert S. Parris
Affiant

Subscribed and sworn to before me this 31st day of May, 19 74.

My Commission expires:
AUG. 20, 1975

James L. Jones
Notary Public

MAIL TO: 107 Saunders Circle Hendersonville, Tenn. 37075

WARRANTY DEED

From
ORBE A. GARCIA, ET UX

To
ROBERT S. PARRIS, ET UX

C 57385

IDENTIF. REFERENCE

JUN 5 9 44 AM '74
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

PREPARED BY:
CARL H. OLDHAM
Attorney at Law
Professional Building
Hendersonville, Tenn.

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public in 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 _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19 ___.

_____
Notary Public

My commission expires: