ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
James P. Garcia, Jr. et ux (NAME)	Third National Bank in Nashville (NAME)	6DU 76184
360 Huntington Ridge Drive (STREET ADDRESS OR ROUTE NUMBER)	Mortgage Loan Department (STREET ADDRESS)	
Nashville, Tennessee 37211 (CITY) (STATE) (ZIP CODE)	Nashville, Tennessee 37244 (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of TEN ($10.00) DOLLARS

THIRD NATIONAL BANK

have bargained and sold, and by these presents do transfer and convey unto the said James P. Garcia, Jr. and wife, Sandra L. Garcia,

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit No. 18 on the plan of Huntington Ridge Townhouses of record in Book 4675, page 9, Register's Office for Davidson County, to which reference is here made for a more complete and accurate description of said lot.

Being part of the same property conveyed to Third National Bank by deed from J.M. Grissim, Trustee, of record in Book 4878, page 992, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 360 Huntington Ridge Drive (House Number) (Street)
Nashville, Tennessee 37211 (P. O. Address) (City or Town) (Zip Code)

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.

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.

Witness our hands this 29th day of December, 19 75.

THIRD NATIONAL BANK

BY: C.M.T.L.O.

STATE OF TENNESSEE
COUNTY OF _____

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

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

Witness my hand and official seal at _____, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Geoffrey C Mitchell and _____ with whom I am personally acquainted, and who, upon oath, acknowledged himself to be Vice Pres and _____ respectively of the Third National Bank in Nashville, the within named bargainor, a corporation, and that he as such Vice Pres and _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Administrative Assistant as such _____ and attesting the same by the said " as such _____.

Witness my hand and seal, at office in Nashville, Tennessee, this 29th day of December, 19 75.

Carol C. Angelo, Notary Public

Commission expires 11-26-79

CAROL C. ANGELO * NOTARY PUBLIC * DAVIDSON COUNTY * TENN *

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 37,500.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

John P. Garcia Jr.

Sworn to and subscribed before me
this 29th day of December, 19 75.

My commission expires 11-26-79 Notary Public Carol C. Angelo

CAROL C. ANGELO * NOTARY PUBLIC * DAVIDSON COUNTY * TENN *

This instrument was prepared by:

John A. Hubbard	J.C. Bradford Building	Nashville, Tennessee 37209
Name	Address	

JAN 2[illegible] CONV 37,500.00
JAN-2[illegible] S'TAX B* 97.50
JAN-2[illegible] PR'FEE B* .50
JAN-2[illegible] W'DEED B* 4.00 * 102.00

WARRANTY DEED

FROM Third National Bank

TO James P. Garcia, Jr. and wife Sandra L. Garcia

D 30459

IDENTIF. REFERENCE

JAN 2 9 32 AM 76

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219