ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Roger Lawson	Same as new owner	81-10-352
(NAME)	(NAME)	
1625 23rd Ave. North		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn.		
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of $8,000.00
EIGHT THOUSAND & NO/100---------- DOLLARS

Cash in hand paid by ROGER LAWSON AND JIMMY LAWSON, the receipt of which is hereby acknowledged,

We, Pedro Rodriquez Garcia and wife, Cecelia May Garcia

have bargained and sold, and by these presents do transfer and convey unto the said

Roger Lawson and Jimmy Lawson

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

Being the north 51 feet 10 1/2 inches of the East 147 feet of Lot No. 12 on the Plan of The Georgia Industrial Realty Companys Subdivision in North Nashville, Tennessee, of record in Book 421, page 188 of the Register's Office for said County, and described according to a copy of a survey thereof made October 27, 1932, by W. B. Southgate Surveyor as follows:
Beginning at an iron pin, the southwest intersection of Osage Street and 238 Avenue North; thence with the westerly margin of 230 Avenue North southerly 51 feet 10 1/2 inches to a stake at the northeast corner of the property conveyed to A. W. Fisher and wife, Mattie B. Fisher by deed from Mrs. C. G. Fisher and husband of record in Book 658, page 45 of said Register's Office; thence along A. W. Fisher's northerly line and parallel to the southerly margin of Osage Street westerly 147 feet to a point which is 63 feet east of the line between Lots Nos. 12 and 13; thence northerly parallel to said line 51 feet 10 1/2 inches to the southerly margin of Osage Street; thence with the margin of the same easterly 147 feet to the point of beginning.

Being the same property conveyed to Pedro Rodriquez Garcia and wife, Cecelia May Garcia by deed from Cecelia K. Fisher, a widow of record in Book 1349, page 281, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved ( ) property, known as 1625 23rd Avenue North
(House Number) (Street)
Nashville, Tennessee
(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 12th day of April, 19 76

Pedro Rodriquez Garcia — Pedro Rodriquez Garcia

Cecelia May Garcia — Cecelia May Garcia

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, Sandra L. Nolan, a Notary Public in and for said County and State, the within named Pedro Rodriquez Garcia and wife, Cecelia May 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 Nashville, Tennessee, this 12th day of April, 19 75.

My commission expires 7/27/77 Notary Public Sandra L. Nolan

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ 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 _____ as such _____ and attesting the same by the said _____ as such _____.

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

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 8,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Roger D Lawson

Sworn to and subscribed before me this 12th day of April, 19 76.

My commission expires 7/27/77 Notary Public Sandra L. Nolan

This instrument was prepared by:

Truman S. Wrenne, Atty.	P. O. Box 2645 Nashville, Tennessee
Name	Address

CO	8000.00	MO	
WD	4.00	MS	
TD		ST	20.80
CC		ST	
MR		PF	5.00
UCC		TOTAL	25.30

WARRANTY DEED

FROM Pedro Rodriquez Garcia etux Cecelia May Garcia

TO Roger Lawson and Jimmy Lawson

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

FILED APR 12 2 09 PM '76
REGISTER DAVIDSON COUNTY, TENN.

TO NOTE REFERENCE

D 4 4 2 2 7

PLEASE

G-243844 dh