THIS INSTRUMENT PREPARED BY:
Lehman Land Title, Inc.
155 Franklin Road, Suite 151
Brentwood, Tn 37027

BOOK 7291 PAGE 18

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Daniel Munoz, et ux (NAME)	First Investment Company (NAME)	
932 Granada Avenue (STREET ADDRESS OR ROUTE NUMBER)	4300 E. Broad Street, P. O. Box 749 (STREET ADDRESS)	83-1-192.00
Nashville, Tennessee 37206 (CITY) (STATE) (ZIP)	Columbus, Ohio 43216 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------

----------($10.00)---------- *Dollars,*

Cash in hand paid by Daniel Munoz and wife, Francesca Munoz and other good and valuable considerations accepted as cash the receipt of all of which is hereby acknowledged, and for a further consideration the said Daniel Munoz and wife, Francesca Munoz have assumed and agree to pay the unpaid balance of an original indebtedness in the amount of $38,800.00 secured by deed of trust of record in Book 6970, page 515 Register's Office for Davidson County, Tennessee.

Joan M. Wallace, unmarried

have this day bargained and sold, and do hereby transfer and convey unto the said Daniel Munoz and wife, Francesca Munoz

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows.

Land in Davidson County, Tennessee, described as follows:
Beginning at a point in the southerly margin of Granada Avenue, said point being the northwesterly corner of a parcel of land described in a deed from J. G. Grissim and wife, Cynthia Grissim, to Harlan Realty Company, of record in Book 1404, page 538, Register's Office for said County; thence in a southerly direction along the westerly margin of said parcel, 100 feet to a point; thence in a westerly direction and parallel to the said margin of Granada Avenue 60 feet to a point; thence in a northerly direction and parallel to the said westerly line of said parcel, 100 feet to a point in the southerly margin of Granada Avenue; thence in a easterly direction along said southerly margin, 60 feet to the point of beginning.

Being the same property conveyed to Joan M. Wallace by quitclaim deed from Johnnie Winters, III of record in Book 7291, page 16 Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Williamson

The actual consideration or value whichever is greater, for this transfer is $39,135.84

Subscribed and sworn to before me this the 7th *day of* July 1987

Affiant

My commission expires: 5-19-91

Notary Public

(Affix Seal)

unimproved ( )
This is improved (X) *property, known as* 932 Granada Avenue, Nashville, Tennessee 37206
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

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 7th *day of* July *19* 87 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Joan M. Wallace
Joan M. Wallace

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STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Williamson

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Joan M. Wallace, unmarried

the within named bargainor, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Brentwood, *Tennessee, this* 7th *day of* July, 1987.

Judy A. Bachman
Notary Public

Commission expires 5-19-91

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public of the State and County aforesaid, personally appeared* _____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged* _____ *self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____ *he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____ *self as* _____.

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

_____
Notary Public

Commission expires _____

RUSH

FILED & RECORDED
DAVIDSON COUNTY, TN
JUL 8 11 45 AM '87

IDENTIFICATION REFERENCE

43835

WARRANTY DEED

FROM

TO

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

39135.04- CAMT.
948109.48 CSTAX
.50 PRFEE
6.00 MDEED
CHEC 116.98-
7649A07/08/87 PAL .98

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4.38.35.

IDENTIFI REFERENCE

Jul 8 11 45 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

948109.48- CSTAX
109.48 CSTAX
CHECK/CASH
SQUAD//08X17 BAL .98

No. 101870