MAP AND PARCEL:
148-8 -126

This Instrument Prepared
From Information Furnished
by the Parties by:
Bolin and Associates, Attorneys
304 S. Lowry, Bolin Building
Smyrna, Tennessee 37167

NAME AND ADDRESS OF NEW OWNERS

Rosalia Miriam Gavidia
4528 Xavier Drive
Antioch, TN 37013

BOOK 10026 PG 756

NAME AND ADDRESS OF PERSON PAYING TAXES

Chase Manhattan Mortgage Corporation
300 Old Wilson Bridge Road
Worthington, OH 43085-8500

FOR AND IN CONSIDERATION of the sum of Fifty-Seven Thousand Six Hundred Forty-Five and 01/100 Dollars ($57,645.01), paid partially by cash and further by:

The assumption of an indebtedness to Atlantic Coast Mortgage in the present principal amount owing of $52,645.01 secured by a Deed of Trust of record in Book 7101, Page 65, Register's Office of Davidson County, Tennessee, to which reference is hereby made for more complete details of terms and conditions,

Juan C. Mora-Fuentes and Rosalba Hernandez, have bargained and sold and do hereby transfer and convey unto Rosalia Miriam Gavidia, her heirs and assigns, forever, that certain parcel of real estate situated in Davidson County, State of Tennessee, and being further described as follows:

SITUATED in Davidson County, Tennessee and being known and designated as all of Lot Number One Hundred Two (102) on the PLAN OF OAKWOOD TERRACE, SECTION TWO, as the same appears of record in Book 4400, Pages 118 and 119 in the Register's Office of Davidson County, Tennessee, to which Plat specific reference is hereby made for a more particular description.

Being the same property conveyed to Juan C. Mora-Fuentes and Rosalba Hernandez by deed of record in Deed Book 8619, Page 767, Register's Office of Davidson County, Tennessee.

THIS CONVEYANCE IS MADE Subject to public utility and drainage easements, setback lines and other special requirements or restrictions imposed by the appropriate governmental body, utility and/or health department as shown on subdivision plat of record in Book 4400, Pages 118 and 119; in the Register's Office of Davidson County, Tennessee, and to all zoning and subdivision regulations of appropriate governmental body along with any easements and right of ways of public roads and utilities.

TO HAVE AND TO HOLD the said tract or parcel of land in fee simple together with all of the appurtenances, estate and title thereunto belonging unto said Grantee herein, her heirs and assigns, forever.

And, Grantors do covenant with the said Grantee herein that they are lawfully seized and possessed of said land in fee simple; have a good right to convey the same; and, the same is unencumbered except as above noted.

And, Grantors do further covenant and bind Grantors, their heirs and assigns, to warrant and forever defend the title to the said land to the said Grantee herein, her heirs and assigns, against the lawful claims of all persons, whomever.

Possession of the property herein sold will be given to the grantee with deed.

4141 04/25 0101 03CHECK 222.29

0174908
IDENTIF. & REFERENCE

96 APR 25 AM 11:10
REGISTER
DAVIDSON COUNTY, TN.

IN WITNESS WHEREOF, Grantors have executed the foregoing on this 23rd day of April, 1996.

Juan C. Mora-Fuentes, a single person

Rosalba Hernandez, a single person

State of Tennessee

Rutherford County

Personally appeared before me, the undersigned authority, a Notary Public in and for the said County and State, Juan C. Mora-Fuentes and Rosalba Hernandez, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS MY HAND on this 23rd day of April, 1996.

DAVID G. BOLIN NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TENN.

Notary Public

My Commission Expires: 02/22/98

State of Tennessee

Rutherford County

I hereby swear or affirm that the actual consideration or the fair market value of the property transferred, which ever is greater, is $57,645.01.

Affiant

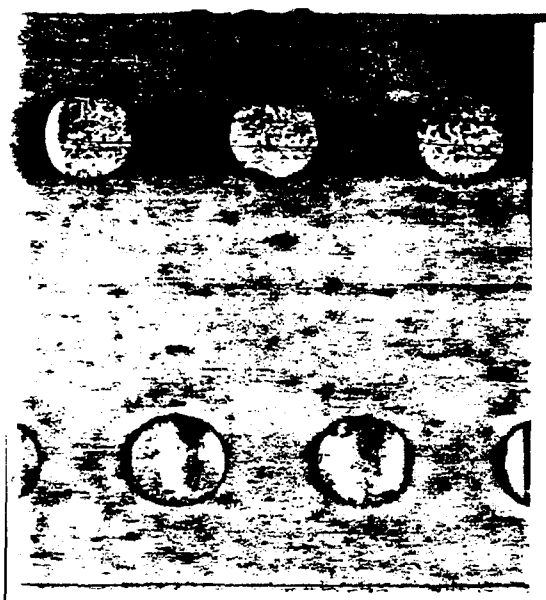
Sworn to and subscribed before me this
23rd day of April, 1996.

DAVID G. BOLIN NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TENN.

Notary Public

My Commission Expires: 02/22/98

C:\WP51\LANDTECH\DEED.ASM



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

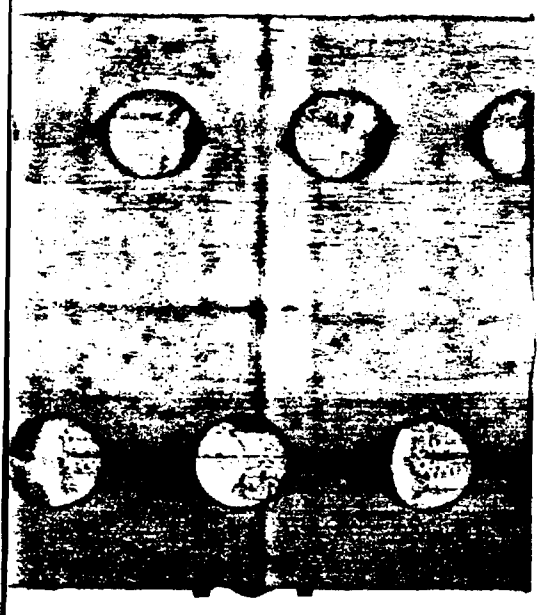
RECEIVED OF _____

FOR _____

BOOK 10026 PG 758

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



CAMT 57645.01
CON TX 213.29
PRFEE 1.00
WDEED 8.00
TOTAL 222.29
CHECK 222.29

04/25/96 01 11:20 0001 4141

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0174908
IDENTIF. # REFERENCE

96 APR 25 AM 11:18

REGISTER
DAVIDSON COUNTY, TN.

No. 1032205