BOOK 10441 PG 61

WARRANTY DEED

THIS INDENTURE, made and entered into this April 16, 1997 **, by and between** Carlton Enterprises, Inc., a Corporation organized and existing under the laws of the State of Tennessee, with its' principal place of business being located in Loudon County, Tennessee,

hereinafter called Grantor,

and Jesus Garcia and wife, Catherine E. Garcia, and Zeno Early, Jr., joint tenants with right of survivorship

hereinafter called Grantee.

WITNESSETH: That for the consideration hereinafter expressed the Grantor has bargained and sold and does hereby bargain, sell, convey and confirm unto the Grantee the following described real estate, situated and being in the SECOND (2nd) **Civil District of the County of** Davidson **, State of Tennessee, to wit:**

LOCATED and being situated in the SECOND (2nd) Civil District of the County of Davidson, State of Tennessee, and being known and designated as follows, to wit:

Lot 16, Phase 1A, Brittany Park Subdivision, a Planned Unit Development, as shown of record in Map Book 9700, Page 46, in the Register's Office of Davidson County, Tennessee, to which reference is here made for a more particular description thereof.

6774 05/05 0101 03CHECK 318.69

Being ~~XXXX~~ **part of same property described in the** Davidson **County Register's Deed Book** 8128, **Page** 85, and Deed Book 9242, Page 133.

TO HAVE AND TO HOLD the aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the Grantee, Grantee's heirs and assigns, in fee simple forever.

The Grantor does hereby covenant with the Grantee that Grantor is lawfully seized in fee of the aforedescribed real estate; that the Grantor has a good right to sell and convey the same; that the same is unencumbered except any taxes not yet due but constituting a lien which are assumed by Grantee;

Any subdivision restrictions, including Deed Book 10016, Page 870;

Any existing easements, including Map Book 9700, Page 46, and Deed Book 10016, Page 870;

And that the title and quiet possession Grantor warrants and will forever defend against the lawful claims of all persons.

Any reference to recorded instruments is reference to the Register's Office in said County.

THE CONSIDERATION for this conveyance is Ten Dollars and other good and valuable consideration, the receipt of which is hereby acknowledged.

MAIL ENV.

97 MAY -5 AM 9:03

DAVIDSON COUNTY, TN

030104.1

IDENTIFICATION REFERENCE

Carlton Enterprises, Inc.

By: Angela Jo Martin, Asst Gen Mgr

Angela Jo Martin, Assistant General Manager

STATE OF TENNESSEE, COUNTY OF ;ss

On this _____, before me personally appeared

_____

_____

to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that he, she, or they executed the same as his, her or their free act and deed.

My Commission Expires: _____ _____, NOTARY PUBLIC

STATE OF TENNESSEE, COUNTY OF KNOX ;ss

On this April 16, 1997, before me, the undersigned authority of the State and County mentioned, personally appeared Angela Jo Martin with whom I am personally acquainted, and who acknowledged that such person executed the within instrument for the purposes therein contained, and who further acknowledged that such person is the Assistant General Manager of the maker or a constituent of the maker and is authorized by the maker or by it's constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

My Commission Expires: 10/30/99 Angela Jo Martin, NOTARY PUBLIC

STATE OF TENNESSEE, COUNTY OF ;ss

On this _____, before me _____,

_____, known

to be the person who executed the foregoing instrument in behalf of _____

and acknowledged that he executed the same as the free act and deed of _____.

My Commission Expires: _____ _____, NOTARY PUBLIC

STATE OF TENNESSEE,
COUNTY OF KNOX:ss

I, or we, hereby swear or affirm that to the best of affiants knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred whichever is greater, is $ 83,700.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

_____
Affiant

Subscribed and sworn to before me this 25th day of April, 1997.

_____, Notary Public

My commission expires: 9/

JUDY S. WELLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE My Commission Expires September 25, 2000

THIS INSTRUMENT PREPARED FOR RECORDING BY:
J. Nolan Sharbel, Attorney
Carlton Plaza, Suite 200
7815 Kingston Pike
Knoxville, Tennessee 37919

State Tax	$	
Register's Fee	$	1.00
Recording Fee	$	
Total	$	

Person or Agency responsible for payment of taxes:

Name Jesus Garcia and wife, Catherine E. Garcia and Zeno Early, Jr.

Address 211 Brittany Park Circle
Antioch, Tennessee 37013

Property Address 211 Brittany Park Circle
Antioch, Tennessee 37013

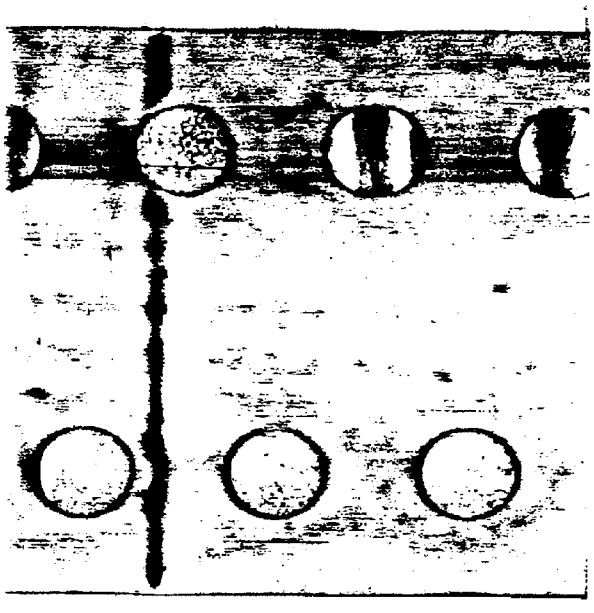
Mail Tax Notice to NORWEST MORTGAGE, INC.
P.O. Box 5137, Des Moines, IA 50305-5137

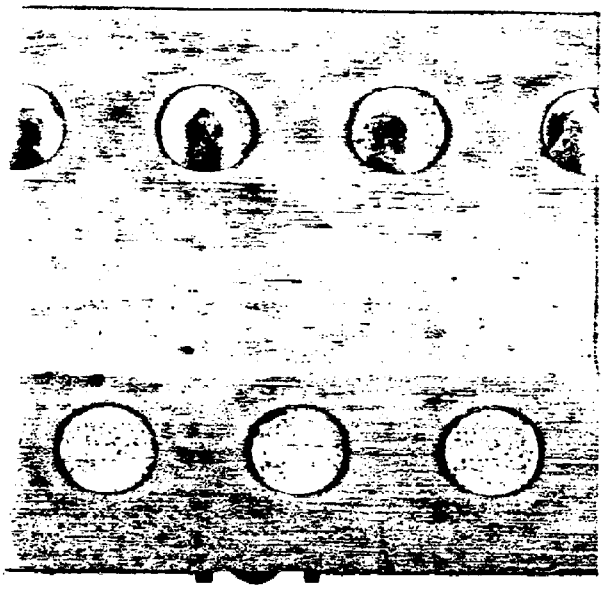
LOAN NUMBER 6185067

FILE NUMBER 97-04006.JNS

CLT NUMBER _____

MAP & PARCEL: 162-12-A-16.00
5DU-78131





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10441 PG 63

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 83700.00
CON TX 309.69
PRFEE 1.00
WDEED 8.00
TOTAL 318.69
CHECK 318.69

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/05/97 01 09:04 0001 6774

030104 1

IDENTIF. # REFERENCE

97 MAY -5 AM 9:04

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1146845