WARRANTY DEED

BOOK 11153 PAGE 513

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 127000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
17th DAY OF October 19 98

Notary Public

MY COMMISSION EXPIRES: MAY XX XX 2002X
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE
COMM EXP 9-14-2002

THIS INSTRUMENT WAS PREPARED BY
American Title Company, Inc., 170 Cude Lane, Madison, TN 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Hermenegildo Aguilar (NAME)	Sebring Capital Corporation (NAME)	MAP 135-14A
504 Black Mountain Court (ADDRESS)	16610 Dallas Parkway, Suite 2400 (ADDRESS)	PARCEL 131
Antioch, Tennessee 37013 (CITY) (STATE) (ZIP)	Dallas, TX 75248 (CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Donald R. Fugh and wife, Vanessa Fugh

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Hermenegildo Aguilar and wife, Maria Aguilar

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 131 on the Plan of Pinnacle Point Subdivision, Phase III, of record in Book 6900, Page 391, 392 and 393, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete an accurate description thereof.

Being of the same property conveyed to Donald R. Fugh and wife, Vanessa Fugh by deed from Centex Real Estate Corporation of record in Book 7567 , page 149, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Deed Book 6405, page 169, and Book 7067, page 739, Register's Office for said County.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, easements and rights-of-way for public utilities.

unimproved ( )
This is improved (X) property, known as 504 Black Mountain Court, Antioch, Tennessee 37013
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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. Wherever 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 hand s this 7th day of October 19 98

Donald R. Fugh
Donald R. Fugh

Vanessa Fugh
Vanessa Fugh

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Donald R. Fugh and wife, Vanessa Fugh

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Madison, Tennessee, this 7th day of October 19 98

Commission expires ~~MAY 20 XX 2002 XX~~ 5/20/2002

NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN. My Commission Expires May 20, 2002

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes 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 official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

_____
Notary Public

MAIL ENV.

98 OCT 12 PM 3:18
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

0499055
IDENTIF. & REFERENCE

2659 10/12 0101 03CHECK 480.90

D.R.F.
V.J.

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

CAMT 127000.00
CON TX 469.90
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 480.90
CHECK 480.90

10/12/98 01 15:20 0001 2659

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0499055
IDENTIF. # REFERENCE

98 OCT 12 PM 3:18

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1357902