BOOK 11393 PG. 550

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 97,500.00

Donna H. Seaver
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
17th DAY OF March 19 99

J. PHILLIP JONES
Notary Public

MY COMMISSION EXPIRES: 11/27/99
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
CASTLEMAN & GREENE, PLLC, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Cesar O. Jimenez Ortega (NAME)	Franklin American Mortgage (NAME) **501 CORPORATE CTR DR., #400** ~~214 Overlook Court, #150~~	MAP 61-1
807 Virginia Avenue (ADDRESS)	**FRANKLIN,** (ADDRESS) **TN 37067** ~~Brentwood, TN 37027~~	PARCEL 86
Nashville, TN 37216 (CITY) (STATE) (ZIP)	(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, Harshaw Construction Co., Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Cesar O. Jimenez Ortega and wife, Anne Horner Jimenez Ortega

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. 4 in W. C. Hagan's ReSubdivision of Lots 59, 60, 109 and 110, Maplewood Heights Subdivision, a Plan of which is of record in Book 974, page 51, Register's Office for Davidson County, Tennessee.

Said lot No. 4 fronts 100 feet on the northerly side of Virginia Avenue and runs back between parallel lines 190 feet to a dead linee and measures 100 feet thereon.

Being the same property conveyed to Harshaw Construction Co., Inc. by deed from Howard C. Wilson, Jr. and wife, Laurene Wilson, of record in Book 11076, Page 629, Register's Office for Davidson County, Tennessee.

99 MAR 22 PM 12:03
DAVIDSON COUNTY, TN.
REGISTER

05639970
IDENTIFIER & REFERENCE

1630 03/22 0101 03CHECK 371.75

This is improved (X) property, known as 807 Virginia Avenue, Nashville, TN 37216 unimproved ( )
(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 my hand this 17th day of March, 19 99

Harshaw Construction Co., Inc.
By: Jerry Harshaw
Jerry Harshaw, President

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____ BOOK 11393 PG 551, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____

_____, Tennessee, this _____ day of _____ 19_____.

Commission expires _____ _____

Notary Public

_____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Jerry Harshaw and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the President and _____ respectively of the Harshaw Construction Co., Inc. the within named bargainor, and corporation, and that he as such President 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 Jerry Harshaw as such President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Goodlettsville, TN on this the 17th day of March 19 99.

My commission expires 11-27-99

Vicki R. Roberts

NOTARY PUBLIC STATE OF TENNESSEE

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 11393 PG. 552

RECEIVED OF _____

FOR _____

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

05639970

IDENTIF. & REFEREN

99 MAR 22 PM 12:03

REGISTER
DAVIDSON COUNTY, TN.

CAMT	97500.00
CON TX	360.75
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	371.75
CHECK	371.75

03/22/99 01 12:02 0001 1630

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1440730