FILE BOX 45

WARRANTY DEED

BOOK 11569 PG. 524

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 51,500.00

AMADOR C. GARCIA
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
27TH DAY OF May 19 99

Notary Public

MY COMMISSION EXPIRES: ~~January 26, 2002~~ 3/24/01
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Amador C. Garcia	MIGLP, Limited Partnership d/b/a	MAP 102-9
(NAME)	(NAME)	
604 Ashmont Court	320 North Cedar Bluff Road, #200	PARCEL 112
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Knoxville, TN 37923	
(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, Alfredo Garcia and wife, Caroline Garcia

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Amador C. Garcia and wife, Ramona Castellano

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:

BEING Lot No. 9-B, Zone Lot Division, Lots Nos. 7, 8, and 9, Hickory View, Section Two, of record in Plat Book 5800, Page 312, amending Plat Book 5200, Page 510, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Alfredo Garcia and wife, Caroline Garcia by deed from Jose Rodriguez and wife, Vilma Rodriguez, of record in Book 9490, Page 237, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 6055, Page 519; Book 6154, Page 963; Book 6163, Page 716; Book 6173, Page 564; Book 6189, Page 662; and Book 6235, Page 58, Register's Office for said County.

This conveyance is subject to any and all existing restrictions and easements of record.

99 JUN -3 AM 2:08
DAVIDSON COUNTY, TN

0595108

unimproved ( )
This is improved (X) property, known as 604 Ashmont Court, Antioch, TN 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 27th day of May 19 99

Alfredo Garcia

Caroline Garcia

06/03/99 0101 03CHECK 201.55

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

FILE BOX 45

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 11509 PG 525

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Alfredo Garcia and wife, Caroline Garcia

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 Nashville, Tennessee, this 27th day of May, 1999.

Commission expires ~~January 26, 2002~~ 3/24/01

Notary Public

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

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 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

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11509 PG. 526

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

0595108

IDENTIFICATION REFERENCE

99 JUN -3 PM 2:08

REGISTER
DAVIDSON COUNTY, TN.

CAMT	51500.00
CON TX	190.55
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	201.55
CHECK	201.55

06/03/99 01 14:11 0001 4675

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1469189