This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

BOOK 11530 PG. 703

ADDRESS NEW OWNER:
Carlos Fonseca and Consuelo Fonseca
2703 McKeige Drive
Nashville, Tennessee 37217

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
CTX MORTGAGE COMPANY
P. O. Box 19000
Dallas, TX 75219

MAP AND PARCEL:
MAP 95-12
PARCEL 158
3DZ-19395

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Gael Finney, a widow hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Carlos Fonseca and daughter, Consuelo Fonseca, as joint tenants with right of survivorship, 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. 33, on the Plan of Perry Heights, of record in Plat Book 2900, Page 18, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Raymond L. Finney and wife, Gael Finney, by deed from METROPOLITAN NASHVILLE AIRPORT AUTHORITY of record in Book 8712, Page 403, Register's Office for Davidson County, Tennessee. The said Raymond L. Finney having since died.

This is the same description as in previous deed of record.

This conveyance is subject to restrictions of record in Book 2928, Page 445, and such easements and setback lines of record in Plat Book 2900, Page 18; and Avigation Easement of record in Book 8712, Page 406, said Register's Office.

Taxes for 1999 have been pro-rated and assumed by Grantee(s).

Gael Finney and L. Gael Finney is one and the same person.

This is improved property known as 2703 McKeige Drive, Nashville, TN 37217.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Carlos Fonseca and daughter, Consuelo Fonseca, their heirs and assigns, forever; and I, Gael Finney, a widow do covenant with the said Grantees that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it; and I do further covenant and bind myself, my 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this the 8th day of June, 1999.

Gael Finney

BOOK 11530 PG. 704

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Gael Finney, a widow the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 8th day of June, 1999.

NOTARY PUBLIC

My Commission Expires: 1/27/2001

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 101,000.00.

AFFIANT

Subscribed and sworn to before me this 8th day of June, 1999.

NOTARY PUBLIC
My Commission Expires: 9/18/99

0600564

IDENTIFICATION REFERENCE

99 JUN 16 PM 1:51

REGISTER
DAVIDSON COUNTY, TN.

0562 06/16 0101 03CHECK 384.70

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11530 PG. 705

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

0600564

RECEIVED FOR REFERENCE

99 JUN 16 PM 1:51

REGISTER
DAVIDSON COUNTY, TN.

CAMT	
	101000.00
CON TX	373.70
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	384.70
CHECK	384.70

06/16/99 01 13:54 0001 0562

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1479161