WARRANTY DEED

BOOK 11574 PAGE 321

BMTM-99-2987

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 152,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
14th DAY OF July 19 99

Notary Public

NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENNESSEE

MY COMMISSION EXPIRES: My Commission Expires January 26, 2002
(AFFIX SEAL)

1310 Memorial Blvd., Springfield, TN 37172
122 Heritage Park Dr., Ste. 200, Murfreesboro, TN 37129
100 Hazel Path, Suite A. Hendersonville, TN 37075

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY
4733 Andrew Jackson Pkwy. #1-C, Hermitage, TN 37076
1187 Vultee Boulevard, Nashville, TN 37217

557 Sam Ridley Pkwy. W, Suite A, Smyrna, TN 37167
155 Franklin Rd., Suite 150, Brentwood, TN 37027
1885-C Ft. Campbell Boulevard, Clarksville, TN 37042

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John M. Gentry	Middle Tennessee Mortgage, Inc.	MAP 114
(NAME)	(NAME)	
7670 Charlotte Pike	P. O. Box 694	PARCEL 70
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209	Dickson, Tennessee 37055	
(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, Macario LaCap and wife, Remedios LaCap

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John M. Gentry and wife, Diana Gentry

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 land in the 8th Civil District of Davidson County, Tennessee, and designated as Tract No. 3 of a survey made by John M. Sullivan, Surveyor, on September 30, 1959, and described as follows: Said Tract No. 3 begins at a point in the center of U.S. Highway 70 North, also known as Charlotte Pike, said point being 266 feet west of the northwest corner of the property conveyed to Leo Patterson et ux by deed of record in Book 1274, Page 273, Register's Office for said County; thence in a westerly direction along the center line of said Highway 70 North 134 feet to a point; thence north 4 deg. 48' east 523.2 feet to a point; thence south 84 deg. 30' east 127.2 feet to a point; thence south 479.8 feet to the point of beginning.

Being part of the same property conveyed to Macario LaCap and wife, Remedios LaCap by Deed from Harold F. Lawson and wife, Dorothy E. Lawson a/k/a Dorothy Evelyn Lawson, of record in Book 9645, Page 743, Register's Office for Davidson County, Tennessee.

Subject to existing building restrictions and/or zoning ordinance and easements as of record.

06120068

IDENTIFICATION REFERENCE

99 JUL 15 PM 3:09

REGISTER'S OFFICE
DAVIDSON CO. TN.

277.10

This is improved (X) unimproved ( ) property, known as 7670 Charlotte Pike, Nashville, TN 37209
(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 14th day of July, 19 99

Macario LaCap

Remedios LaCap

Remedios LaCap

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Macario LaCap and wife, Remedios LaCap

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 Brentwood, Tennessee this 14th day of July, 19 99.

Commission expires _____

_____
Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE
My Commission Expires January 26, 2002

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

RETURN TO:
CUMBERLAND TITLE COMPANY

- ☐ 100 Hazel Path, Suite A, Hendersonville, Tennessee 37075
- ☐ 1187 Vultee Boulevard, Nashville, Tennessee 37217
- ☐ 1310 Memorial Boulevard, Springfield, Tennessee 37172
- ☐ 1885-C Ft. Campbell Boulevard, Clarksville, Tennessee 37042
- ☐ 122 Heritage Park Dr., Ste. 200, Murfreesboro, Tennessee 37130
- ☐ 4733 Andrew Jackson Pkwy. #1-C, Hermitage, Tennessee 37076
- ☐ 557 Sam Ridley Pkwy W., Suite A, Smyrna, Tennessee 37167
- ☒ 155 Franklin Road, Suite 150, Brentwood, Tennessee 37027

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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

0612068

IDENTIFICATION REFERENCE

99 JUL 15 PM 3:10

BOOK 11574 PAGE 323

CAPIT
153000.00
CON TX 586.10
PRFEE 1.00
MDEED 0.00
CFEE 2.00
TOTAL 577.10
CHECK 577.10
07/15/99 01 15:13 0001 2900

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1491231