WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 91,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
28th DAY OF February 2001

Notary Public Joyce B. Donahue

MY COMMISSION EXPIRES: 11-29-03
(AFFIX SEAL)

JOYCE B. DONAHUE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

G-5900-E

THIS INSTRUMENT WAS PREPARED BY

William D. Castleman, Attorney, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Irma Garcia (NAME)	GMAC Mortgage Corporation (NAME)	MAP 51-8
115 East Due West Avenue (ADDRESS)	100 Witmer Road (ADDRESS)	PARCEL 126
Madison, TN 37115 (CITY) (STATE) (ZIP)	Horsham, PA 19044-0963 (CITY) (STATE) (ZIP)	11D 67085

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, Samuel B. Weathers and wife, Barbara J. Weathers

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Irma Garcia, married

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 "C" on the Map of Due West Montague as of record in Book 421, page 152, Register's Office for Davidson County, Tennessee.

Said Lot "C" fronts 100 feet on the northerly side of Belle Camp Highway and runs back 188.7 feet on the easterly line and 195 feet on the westerly line to an alley, measuring 100.2 feet thereon.

Being the same property conveyed to Samuel B. Weathers and wife, Barbara J. Weathers, by deed from Alton B. McConnell of record in Book 7173, page 846, Register's Office for Davidson County, Tennessee.

Davidson County DEEDWARR
Recvd: 03/06/01 13:06 2pgs
Fees:11.01 Taxes:336.70
20010306-0021109

unimproved ( )
This is improved (X) property, known as 115 East Due West Avenue, Madison, TN 37115
(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 28th day of February, 2001

Samuel B. Weathers
Samuel B. Weathers

Barbara J. Weathers
Barbara J. Weathers

DCTN01WC

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 Samuel B. Weathers and wife, Barbara J. Weathers

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 Goodlettsville, Tennessee, this 28th day of February 2001.

Commission expires 11-29-03

Joyce B. Donehue
Notary Public

JOYCE B. DONEHUE
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENNESSEE

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 _____, _____.

My commission expires _____

_____
Notary Public