Davidson County DEEDQC
Recvd: 09/24/03 09:59 4pgs
Fees:17.00 Taxes:0.00

20030924-0141275

THIS INSTRUMENT PREPARED BY AND RETURN TO:
Linda S. Harris and Associates
213 Ward Circle, Ste. 200
Brentwood, TN 37027

QUITCLAIM DEED

CHARLES A. SCALF NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

State of Tennessee, Davidson County

The actual cash consideration or whichever is greater, for this transfer is $-0- .

Affiant

Subscribed and sworn to before me, this the 28th day of April, 2002.

NOTARY PUBLIC
My Commission Expires: 10/25/03

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL
Sheila V Williams Martin 1004 West McKinnie Av Nashville, TN 37206	Owner	83-1-22

FOR AND IN CONSIDERATION of Ten Dollars and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged,

I, Latony L Martin, married, by these presents do hereby quitclaim and convey all my right, title and interest (whether past, present, future and/or marital) unto Sheila V Williams Martin their successors and assigns, the following described or parcel of land, to wit:

See attached for more complete and accurate legal description.

The real property is subject to all matters of record affecting the property.

unimproved ( )
This is improved(x) property known as: 1004 W McKinnie Av, Nashville, TN 37206

Subject property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 28th day of April, 2002.

_____

STATE OF Tenn.
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, _____ Latony L. Martin, the bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 28th day of April, 2002.

Charles A. Sullivan Jr.
NOTARY PUBLIC

My Commission Expires:
10/25/03

CHARLES A. SULLIVAN JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named _____, with whom I am personally acquainted and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, Tennessee, on this _____ day of _____, 2002.

My commission Expires:
_____

_____
NOTARY PUBLIC

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named _____ with whom I am personally acquainted and who acknowledge that he/she executed the within instrument for the purposes therein contained and who further acknowledged that he/she is the "attorney in fact" of _____ and is authorized by him/her to execute this instrument on his/her behalf, as his/her free act and deed.

Witness my hand and official seal at _____, Tennessee, on this _____ day of _____, 2000.

My Commission Expires:
_____

_____
NOTARY PUBLIC

SCHEDULE "A"

Land in Davidson County, Tennessee, being the Westerly part of Lot No. 8 and the Easterly part of Lot No. 7 of block "A" on the map of Tim H. Moore's subdivision of Lots Nos. 2, 3 and parts of Lots Nos. 4 and 5 in A. W. Johnson and G. P. Smith;'s subdivision as of record in Book 332, Page 107, Register's Office for said County, being Lot No. 2 on the unrecorded plan of J. H. Cherry's Subdivision of Lots Nos. 6, 7 and 8 of Block "A" in Tim H. Moore's Subdivision, described according to a survey made by Lewis D. Justice, surveyor, September 20, 1949, as follows:

Beginning at a point on the Southerly margin of McKennie Avenue 110 feet Easterly from the Southeast corner of McKennie Avenue and Laurent Avenue; thence with the Southerly margin of said McKennie Avenue, Eastwardly 55 feet to a point; thence Southwardly 194.7 feet to a point on the Northerly margin of a 12 foot alley; thence with the Northerly margin of said 12 foot alley, Westwardly 38.7 feet to a point; thence Northwardly 54.9 feet to a point; thence Westwardly 16.3 feet to a point; thence Northwardly 139.8 feet to the beginning.

Being the same property conveyed to Victory R Gentry and wife, Johnnie M Gentry by deed from Agnes F Blackwood, a widow of record in Book 9489, page 262, Register's Office for Davidson County, Tennessee.

WARRANTY DEED

LINDA S. HARRIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 78,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF March, 2002

Notary Public

MY COMMISSION EXPIRES: 3.27.04
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Linda S. Harris & Associates, 213 Ward Circle, Suite 200, Brentwood, Tn 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Latony L Martin (NAME)	Sebring Capital Corp (NAME)	83 1
1004 West McKinnie Avenue (ADDRESS)	4000 International Pkwy #3000 (ADDRESS)	22
Nashville, Tennessee 37206 (CITY) (STATE) (ZIP)	Carrollton, TX 75007 (CITY) (STATE) (ZIP)	27W 24095

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, Victory R. Gentry and wife, Johnnie M. Gentry

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Latony L Martin and wife, Sheila V Williams Martin

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:

See attached for a more complete legal description. SCHEDULE 'A'

Being the same property conveyed to Victory R. Gentry and wife, Johnnie M. Gentry by deed from Agnes F Blackwood, a widow dated 10/7/94 of record in Book 9489, page 262, Register's Office for Davidson County, Tennessee.

Davidson County DEEDWARR
Recvd: 04/04/02 08:18 3pgs
Fees:18.00 Taxes:288.00
[redacted]
20020404-0040822

unimproved ( )
This is improved (X) property, known as 1004 West McKinnie Avenue, Nashville, Tennessee 37206
(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 March 2002

Victory R. Gentry

Johnnie M. Gentry