This instrument prepared by:
J. WILLIAM ROMERFORD, Attorney
306 Nashville Bank & Trust Building
Nashville, Tennessee 37201

BOOK 1522 PAGE 436

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Oscar Roy Ragan	Dobson & Johnson, Inc.	Map 90-16
(NAME)	(NAME)	Par 5
Post Office Box #35	1109 J. C. Bradford Building	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Thompson Station, Tenn. 37179	Nashville, Tennessee 37219	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of $1.00----------

----------One and no/100----------*Dollars,*

Cash paid by Oscar Roy Ragan and wife, Angie F. Ragan, and other good and valuable considerations, the receipt of which is hereby acknowledged.

I, Etoile R. Rennie,

have this day bargained and sold, and do hereby transfer and convey unto the said Oscar Roy Ragan and wife, Angie F. Ragan,

their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 275 on the Plan of Section 5, Charlotte Park, as of record in Book 116, Page 254, Register's Office for said County.

Said Lot No. 275 fronts 74 feet on the westerly side of Annex Avenue and extends back between parallel lines, 150 feet to a dead line.

Being the same property conveyed to Richard W. Rennie and wife, Etoile R. Rennie, by deed from Ray Cox and wife, Lerline G. Cox, as of record in Book 4121, page 953, said Register's Office; and being the same property to which all right, title and interest of Richard W. Rennie was transferred to Etoile R. Rennie in fee simple by Court decree of the Probate Court of Davidson County, Tennessee, of record in Minute Book 15-C, Page 1168.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $_____

Subscribed and sworn to before me, this the 3rd day of January, 19 71

Affiant

My commission expires: _____ (Affix Seal)

Notary Public

This is { unimproved ( ) / improved ( ) } property, known as 483 Annex Avenue, Nashville, Tennessee 37209
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Oscar Roy Ragan and wife, Angie F. Ragan, their *(successors), heirs and assigns forever.* I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Oscar Roy Ragan and wife, Angie R. Ragan, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 4th *day of* January, 19 71, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Etoile R. Rennie

Etoile R. Rennie

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, undersigned, *a Notary Public in and for said County and State,* Etoile R. Rennie

the within named bargainor....., with whom I am personally acquainted, and who acknowledged that she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 4 *day of* July, *19*71.

Notary Public

My Commission Expires January 24, 1973
Commission expires.....

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ...*a Notary Public of the State and County aforesaid, personally appeared*.....
with whom I am personally acquainted, and who, upon oath, acknowledged .....*self to be*.....
.....*of the*.....,
the within named bargainor, a corporation, and that .....*he as such*.....,
being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by .....*self as*.....

Witness my hand and seal, at office in.....
this.....*day of*....., *19*.....

.....*Notary Public*

Commission expires.....

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $17763.74. Affiant Etoile R. Rennie
Subscribed and sworn to before me this 22nd day of July 19 71

Deputy Register J. Head

JUL 22	CONV	17,763.74				
JUL 22	STAX		A*	46.28		
JUL 22	PWFEE		A*	.50		
JUL 22	WDEED		A*	4.00	*	50.78

$17,763.74

WARRANTY DEED

FROM
Etoile R. Rennie

TO
Oscar Roy Ragan, et ux

B 23943

IDENTIF. REFERENCE

JUL 22 1 30 PM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE