THIS INSTRUMENT PREPARED BY: East End Title & Escrow
405 Two Mile Pike
Goodlettsville, TN 37072

WARRANTY DEED

BOOK 6961 PAGE 84

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE	MAP PARCEL NUMBERS
RONALD G. RAGAN, unmarried	SINGLETON MORTGAGE CORPORATION	Map 83-1
(NAME) 1009 Granada Avenue	(NAME) 6263 Poplar, Suite 100	Parcel 176
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37206	(STREET ADDRESS) Memphis, TN 38119	27W 20420
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of ----------TEN AND NO/100----------
----------($10.00)----------*Dollars,*
cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknoweldged,

TERRY L. McDONALD AND WIFE, RACHEL P. McDONALD, hereinafter referred to as Grantors, have XXX *has bargained and sold, and does hereby transfer and convey unto the said* RONALD G. RAGAN, unmarried, hereinafter referred to as Grantee, his *(successors), heirs and assigns,*

certain real estate in Davidson *County, Tennessee, as follows:,*

Land in Davidson County, Tennessee, being the easterly 65 feet of Lot No. 26 on the Plan of W. H. Hyronemus Addition of record in Book 161, page 174, Register's Office for Davidson County, Tennessee, described as follows:

Said part of Lot No. 26 fronts 65 feet on the northerly margin of Granada Avenue and extends back between parallel lines 168 feet to a dead line in the rear.

Being the same property conveyed to Terry L. McDonald by deed of record in Book 6880, page 166, Register's Office for Davidson County, Tennessee.
Racel P. McDonald joins in this conveyance for the purpose of conveying any and all right, title and interest in and to said property which she may have, marital or otherwise.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 39,500.00

Subscribed and sworn to before me, this the 25th day of August 19 86

Affiant

My commission expires: 3/8/89 (Affix Seal)

Notary Public

unimproved ( )
This is improved (XX) property, known as 1009 Granada Avenue, Nashville, TN 37206
(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 Grantee, his *(successors), heirs and assigns forever. Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered.*

Grantor further covenants and binds itself, its successors and representatives, to warrant and forever defend the title to said real estate to said Grantee, his *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 25th *day of* August, 19 86, *the corporate party, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Terry L. McDonald
TERRY L. McDONALD

Rachel P. McDonald
RACHEL P. McDONALD

86/27 117.15 CHECK

4855

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* TERRY L. McDONALD AND WIFE, RACHEL P. McDONALD

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

Witness my hand and official seal at Goodlettsville, Tennessee
this 25 *day of* August, *19* 86

Felix D. Wright
Notary Public

Commission expires 3/8/89

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 .....

WARRANTY DEED

FROM

TO

EAST END TITLE, INC.
405 TWO MILE PIKE
GOODLETTSVILLE, TN 37072
615 - 859-4871

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN
AUG 27 2 17 PM '86

IDENTIFY REFERENCE

35903

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6961 PAGE 86

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		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			39503.CO- CAMT.	
			110.60 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 117.10-	
4996A08/27/86			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

39503

IDENTIFICATION REFERENCE

AUG 27 2 17 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 287964