FILE 4/,

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO MORTGAGEE:	MAP-PARCEL NUMBERS
GARY A. JUERGENS ET UX	CTX MORTGAGE COMPANY	043-06-0
(NAME) 625 Roosevelt Avenue	(NAME) P.O. Box 19000	11D 59910
(STREET ADDRESS OR ROUTE NUMBER) Madison, TN 37115	(STREET ADDRESS) Dallas, TExas 75219-9000	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED BOOK 7536 PAGE 427

For and in consideration of the sum of TEN AND 00/100 ---------- ($10.00) DOLLARS

cash in hand paid by the within named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, RALPH B. JUERGENS AND WIFE, KATHLEEN M. JUERGENS,

have bargained and sold, and by these presents do transfer and convey unto the said GARY A. JUERGENS AND WIFE, CAROLE L. JUERGENS

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Lot No. 79 on the Plan of MADISON PARK, SECTION 2, as of record in Book 3106, Page 141, Register's Office for Davidson County, Tennessee.

SAID Lot No. 79 fronts 70 feet on the Northerly side of Roosevelt Avenue and extends back 159.58 feet on the Easterly line and 139.13 feet on the Westerly line to a dead line and measures 97.81 feet thereon.

Being the same property conveyed to RALPH B. JUERGENS and wife, KATHLEEN M. JUERGENS by deed from HAROLD R. HAMM and wife, EVELYN L. HAMM, of record in Book 4708, Page 11, Register's Office for Davidson County, Tennessee.

27808

IDENTIFICATION REFERENCE

MAY 5 2 15 PM '88

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

unimproved ( )
This is improved (xxx) property, known as 625 Roosevelt Avenue (House Number) (Street)
Madison, Tennessee 37115
(P.O. Address) (City or Town) (Zip Code)

To have and to hold the said trade 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.

Whenever 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 hands this 29th day of April, 19 88.

Ralph B. Juergens

Kathleen M. Juergens

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 7536 PAGE 428

Personally appeared before me the undersigned, a Notary Public in and for said County and State Ralph B. Juergens and wife, Kathleen M. Juergens

the within named 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 seat at Madison, Tennessee, this 29th day of April, 19 88

Joyce B. Dorris
Notary Public

Commission expires 7-17-88

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 (or proved to me on the basis of satisfactory evidence), 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 seat, at office in _____ this _____ day of _____, 19 ___.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 64,600.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

+ Gary A. Juergens

Sworn to and subscribed before me this 29th day of April, 19 88

My commission expires 7-17-88 Notary Public Joyce B. Dorris

RETURN TO:	This instrument was prepared by:
WILLIAM D. CASTLEMAN, ATTORNEY	101 CUMBERLAND AVENUE MADISON, TN 37115
Name	Address

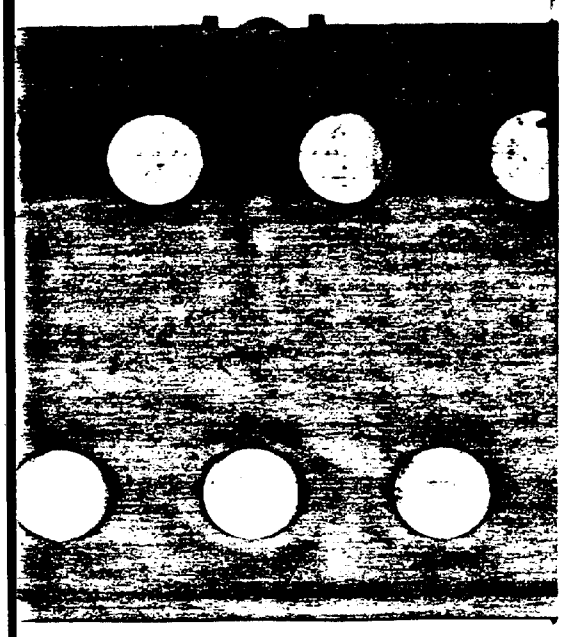
WARRANTY DEED

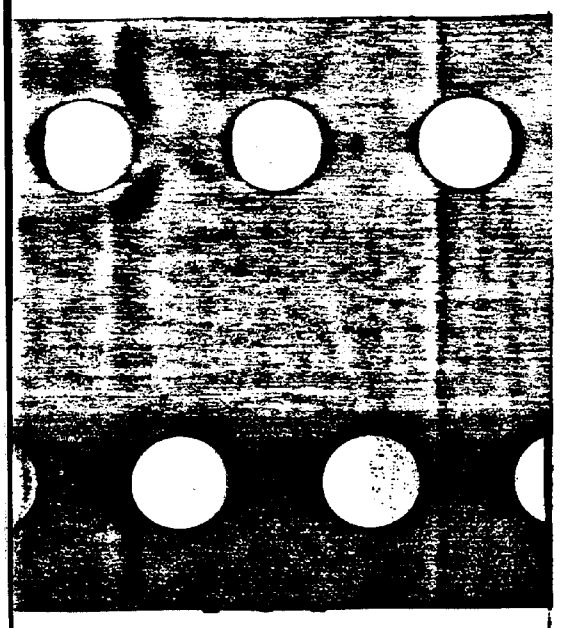
FROM
RALPH B. JUERGENS ET UX

TO
GARY A. JUERGENS ET UX

LAW OFFICES
WILLIAM D. CASTLEMAN
101 CUMBERLAND AVENUE
SUITE 100
MADISON, TENNESSEE 37115

AREA CODE 615
TELEPHONE 865-4750





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7536 PAGE 429

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAPT	64600.00
DON TX	180.88
PRFEE	0.50
WDEED	6.00
TOTAL	187.38
	187.38

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/05/88 01 14:17 0001 3921

27.8.08.

IDENTIFICATION REFERENCE

MAY 5 2 15 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 88183