THIS INSTRUMENT PREPARED BY: Daniel P. Niznik, Attorney
Madison Title Company
P. O. Box 1368
Madison, Tennessee 37116

WARRANTY DEED BOOK 7922 PAGE 142

ADDRESS NEW OWNER(S) AS FOLLOWS:	[redacted]BILLS TO:	MAP PARCEL NUMBERS
Kathy A. Kuhn, unmarried (NAME)	Standard Federal Savings Bank (NAME)	Map 40
7060 Old Hickory Blvd. (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 9481 (STREET ADDRESS)	Parcel 113
Whites Creek, Tenn. 37189 (CITY) (STATE) (ZIP)	Gaithersburg, Maryland 20898 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------

----------$10.00---------- *Dollars,*

Cash in hand paid by the Grantee herein, and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption of a certain note and deed of trust dated April 29, 1987, executed by Ronald G. Ragan in favor of Dominion Bancshares Mortgage Corporation, in the original principal amount of $55,200.00, of record in Book 7221, page 666, Register's Office, Davidson County, Tennessee, which the Grantee herein agrees to assume and pay in full holding the Grantor harmless from same,

I, RONALD G. RAGAN, UNMARRIED

have this day bargained and sold, and do hereby transfer and convey unto the said KATHY A. KUHN, UNMARRIED

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

A tract of land in the 14th Civil District of said County beginning at a point in the center of Old Hickory Boulevard approximately 800 feet West of the intersection of Old Hickory Boulevard and Whites Creek Pike; thence South 2 deg. 32 min. West 250 feet to a point; thence North 73 deg. 51 min. West 176.8 feet to a point; thence North 20 deg. 14 min. East 250 feet to a point; thence South 73 deg. 49 min. East 100 feet to the beginning containing 0.79 acres, more or less as per a survey by Wayne S. Cooper, Sr. of Stanford and Associates, Inc. dated July 21, 1973 and as per a survey by Lewis D. Justice dated June 24, 1948.

Being the same property conveyed to Ronald G. Ragan, unmarried by deed from Zona K. Allen, unmarried, of record in Book 7221, page 633, Register's Office, Davidson County, Tennessee.

6050U

IDENTIFICATION REFERENCE

AUG 24 1 11 PM '89

REGISTER OF DEEDS DAVIDSON COUNTY, TN

$ EXEMPT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 63,200.00

Subscribed and sworn to before me this the 23rd *day of* August *19* 89

My commission expires: 5/8/91 *(Affix Seal)*

Affiant Kathy A Kuhn

Notary Public Lloyd W. Pete

unimproved ( )
This is improved (X) property, known as 7060 Old Hickory Boulevard, Madison, Tenn.
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except that which appears of record.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

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 twenty-third *day of* August *19* 89*, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Ronald G Ragan
RONALD G. RAGAN, Grantor

Kathy A. Kuhn
KATHY A. KUHN, Grantee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 7922 PAGE 143

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Ronald G. Ragan, unmarried

*the within named bargainor*_____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* he *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at _____ *Tennessee, this* 23rd *day of* August, *19* 89.

Lloyd W. Pate *Notary Public*

Commission expires 5/8/91

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 seal, at office in _____, *this* _____ *day of* _____, *19*____.

_____ *Notary Public*

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

WITNESS my hand and official seal at Madison, Tennessee, this the 23rd day of August, 1989.

Lloyd W. Pate Notary Public

My Commission Expires: 5/8/91

WARRANTY DEED

G70446

FROM

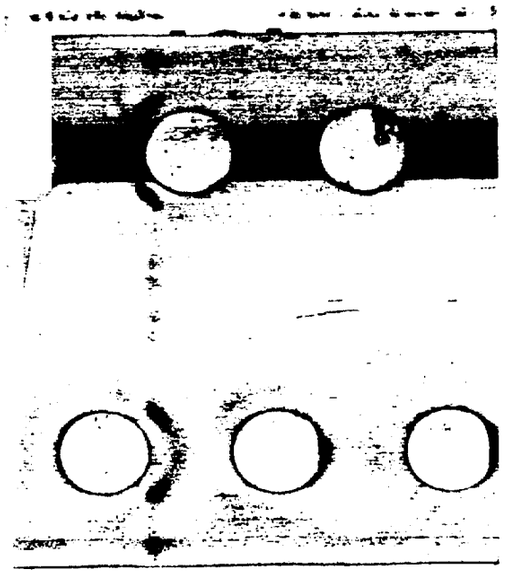
Ronald G. Ragan, unmarried

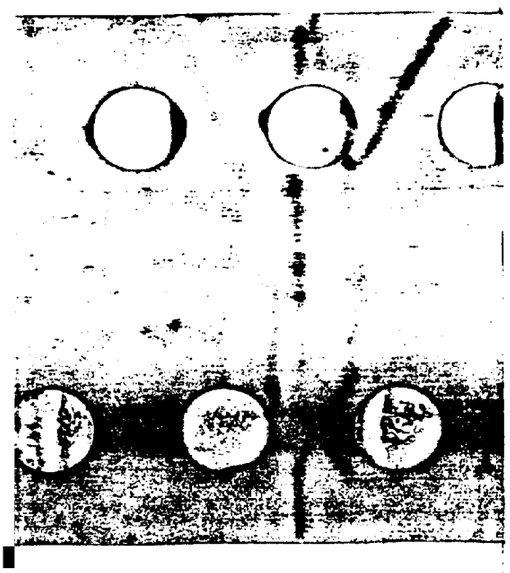
TO

Kathy A. Kuhn, unmarried

215.56 8925 08/24 0101 03CHECK

Compliments of
Madison Title Company
P.O. Box 1368
333 Gallatin Road
Madison, TN 37116
(615) 868-2710





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

RECEIVED OF _____

FOR _____

BOOK 7922 PAGE 144

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

CAMT	63200.00
CON TX	208.56
PRFEE	1.00
MOFEE	6.00
TOTAL	215.56
CHECK	215.56

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/24/89 01 13:13 0001 8925

60500

IDENTIFICATION REFERENCE

AUG 24 1 11 PM '89

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN

No. 242156