OLD REPUBLIC

National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

BOOK 9044 PAGE 594

STATE OF TENNESSEE)
COUNTY OF)
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $49,336.19

Margaret Anne Ragon
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE THIS THE 6th DAY OF August 6, 19 93

Cynthia K. Pace
NOTARY PUBLIC

My Commission expires: 9/21/96

THIS INSTRUMENT PREPARED BY

Stan Allen, Attorney (NAME) 207 Third Avenue, N. Nashville, Tennessee 37201 (ADDRESS)

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Margaret Anne Ragon (NAME)	Transamerica Real Estate Tax Service (NAME)	MAP 103-4
4104 Wyoming Avenue (ADDRESS)	220 Old New Brunswick Rd, #201 (ADDRESS)	Par 284
Nashville, TN 37209 (CITY) (STATE) (ZIP)	Piscataway, NJ 08851 (CITY) (STATE) (ZIP)	FB# 25W2700

Warranty Deed

For and in Consideration of the sum of $ 10.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, Richie Allen Humphrey, unmarried,

hereinafter called the GRANTOR , have bargained and sold, and by these presents do transfer and convey unto Margaret Anne Ragon, unmarried

hereinafter called the GRANTEE , their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 27 on the Map of Charlotte Avenue Church of Christ Addition to West Nashville, of record in Book 547 at page 199, Register's Office for said County.

Said Lot No. 27 fronts 50 feet on the northerly margin of Wyoming Avenue and extends back between parallel lines 150 feet to an alley.

Being the same property conveyed to Richie Allen Humphrey by deed of record in Book 8313, page 922 Register's office, Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 4104 Wyoming Avenue, Nashville, TN 37209 (House Number) (Street) (City) (State) (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. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 my hand this 6th day of August, 19 93.

Richie Allen Humphrey
RICHIE ALLEN HUMPHREY, Grantor

*Except first mortgage to Cenlar Federal Savings Bank, balance $49,336.19 being assumed by Grantee and 1993 property taxes being prorated as of date of sale.

INDIVIDUAL ACKNOWLEDGMENTS:

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STATE OF TENNESSEE }
County of DAVIDSON }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Richie Allen Humphrey, the bargainor(s), with whom I am personally acquainted (or proved to me in 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 office this 6th day of August, 1993.

My Commission expires:
9-21-96

Cynthia L. Tate
Notary Public

STATE OF TENNESSEE }
County of }

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

Witness my hand and official seal at office this _____ day of _____, 19___.

My Commission expires:

_____
Notary Public

STATE OF TENNESSEE }
County of }

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

Witness my hand and official seal at office this _____ day of _____, 19___.

My Commission expires:

_____
Notary Public

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

PICK-UP

STATE OF TENNESSEE }
County of }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____ self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ___ as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____ self as such officer (or partner).

Witness my hand and official seal at office this _____ day of _____, 19___.

My Commission expires:

_____
Notary Public

93 AUG 11 PM 1:44
FELIX A. ROBERTSON REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

51088

87.50 08/11 0101 CKCHECK 191.4

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9044 PAGE 596

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
				CAMT 49336.19
				CON TX 182.41
				PRFEE 1.00
				WDEED 8.00
				TOTAL 191.41
				CHECK 191.41
			08/11/93 01	13:45 0001 8716

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

51088
IDENTIF. & REFERENCE

93 AUG 11 PM 1:44
FELIX Z. WILSON, II
DAVIDSON COUNTY REGISTER
NASHVILLE, TN.

No. 685073