STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $195,000.00.

Affiant

Subscribed and sworn to before me, this 11th day of April, 1994.

Notary Public

My Commission Expires: 3-21-96

This instrument prepared by:
George V. Crawford, Jr.
Gullett, Sanford, Robinson & Martin
230 Fourth Avenue North
Third Floor
P.O. Box 198888
Nashville, TN 37219-8888

BO44

Address new owner:	Send Tax Bills To:	Map/Parcel Number
Keith H. Loven, M.D. 201 Bluebird Drive Goodlettsville, TN 37072	SAME	34-01-27

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **LLOYD O. GRAGG, JR., AND WIFE, AMELLIA J. GRAGG, D/B/A GRAGG PROPERTIES**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **KEITH H. LOVEN, M.D.**, hereinafter called the Grantee, his 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. 31 on the Plan of Echo Meadows, of record in Book 2331 page 64, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at a point in the easterly margin of Wren Road at the corner of Lots No. 31 and 32; thence with the line between said Lots, easterly 173 feet to a corner of Lot No. 65; thence with the line between Lots No. 31 and 65, southerly 193.9 feet to the north margin of Blue Bird Dirve; thence with the margin of the same, westerly 226.6 feet to the beginning of a curve; thence around said courve, northwesterly 39.27 feet to the east margin of Wren Road; thence with the margin of the same, northerly 209.6 feet to the point of beginning.

Being the same property conveyed to Lloyd O. Gragg, Jr., and wife, Amelia J. Gragg, D/B/A Gragg Properties, by deed from , of record in Book 6916, page 934, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. 1994 Taxes, a lien not yet due and payable which have been prorated and assumed by Grantee. By acceptance of delivery of this instrument, Grantee assumes and agrees to pay such taxes as and when such become payable and to indemnify and hold harmless Grantor from liability and loss therefrom.

2. Matters shown on the Plan of record in Book 2331, page 64, Register's Office for said County.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever; and we do covenant with the said Grantee 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 Grantee, his 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 our hands this 11th day of April, 1994.

Lloyd O. Gragg, Jr.

Amelia H. Gragg

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **LLOYD O. GRAGG, JR.**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 11th day of April, 1994.

Notary Public

My Commission Expires: 3-21-98

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **AMELIA H. GRAGG**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 11th day of April, 1994.

Notary Public

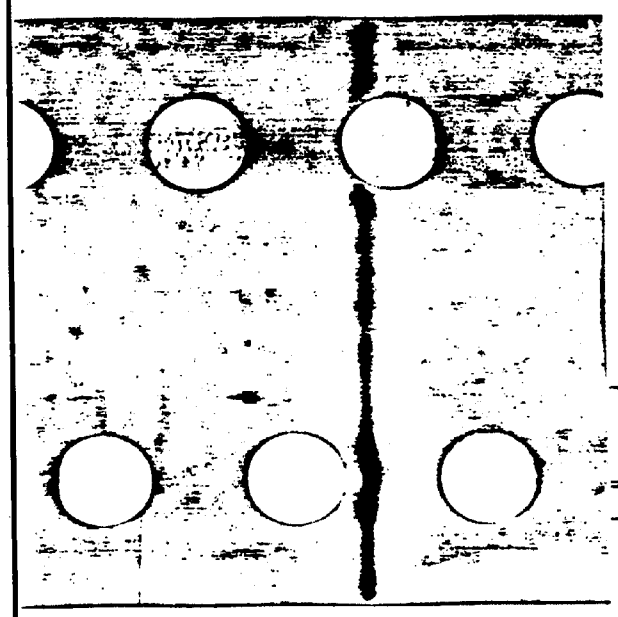
My Commission Expires: 3-21-98

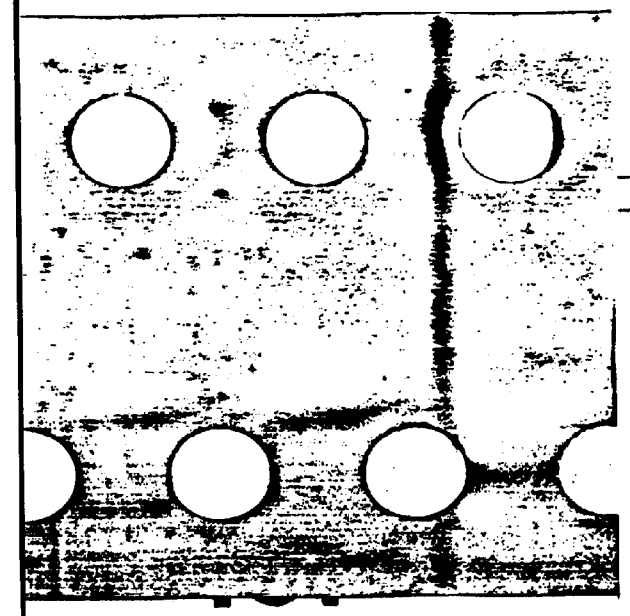
Amellia J. Gragg and Amelia H. Gragg being one and the same person.

39160
IDENTIF. & REFERENCE

94 APR 14 A11:10:20
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

94 14/14 0101 03CHECK 730.50





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9312 PAGE 396

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		
				195000.00
		CON TX		721.50
		PRFEE		1.00
		WDEED		8.00
		TOTAL		730.50
		CHECK		730.50
04/14/94	01	10:22	0001	4148

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

39160
IDENTIF. & REFERENCE

94 APR 14 AM 10:20
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 779348