PREPARED BY (AND RETURN TO): BOOK 9653 PG 843

WILKINS & IVEY
Attorneys At Law
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Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (kd) Title No: 36358
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Harold Ray Ragsdale 312 Deer Park Circle Nashville, Tennessee 37205	SAME

TAX MAP-PARCEL NUMBERS: 116-10-86

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, the undersigned **Don L. Gaines, M.D. and spouse, Sara N. Gaines,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Harold Ray Ragsdale,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, described as follows:

BEING Building Site "B" on the Coles' Subdivision, a Plan of which is of record in Book 2330, page 152, Register's Office for said County, and being a part of a resubdivision of Lots Nos. 1, 2 and 3 on the Plan of A. M. Bransford's Subdivision of certain lots in the First Belle Meade Subdivision as of record in Book 421, page 139, said Register's Office, and described as follows:

BEGINNING at a point in the easterly margin of Deer Park Circle, being the common corner of Lot No. 5 of Bransford's Subdivision and said Site "B", thence along said easterly margin of Deer Park Circle south 5 degrees 42 minutes west 127 feet to an iron pin; thence around a curve to the left on a radius of 27.20 feet a distance of 34.49 feet to an iron pin in the northerly margin of Deer Park Drive; thence with the margin of Deer Park south 66 degrees 57 minutes east 113.07 feet to a point; thence continuing with Deer Park Drive and around a curve to the right on a radius of 678.30 feet a distance of 54.05 feet to an iron pin; thence leaving Deer Park Drive and proceeding along the common line between Sites "A" and "B" north 11 degrees 17 minutes east 209.59 feet to a point in the southerly line of Lot No. 5; thence with the common line between Lot 5 and Site "B" north 82 degrees 15 minutes west 225.94 feet to the point of beginning.

BEING the same property conveyed to Don L. Gaines M. D. and wife, Sara N. Gaines by deed from William H. Eason and wife, Susan C. Eason of record in Book 9485, page 227, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction..
This is improved property, known as: 312 Deer Park Circle, Nashville, Tennessee 37205

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 21st day of April, 1995.

Don L. Gaines, M.D.

Sara N. Gaines

State of Tennessee
County of Davidson

On this 21st day of April, 1995, before me the undersigned authority, personally appeared **Don L. Gaines, M.D.** and **Sara N. Gaines**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/96

My Commission Expires: _____ Notary Public

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 570000.00

Affiant

Sworn and subscribed before me on the 21st day of April, 1995.

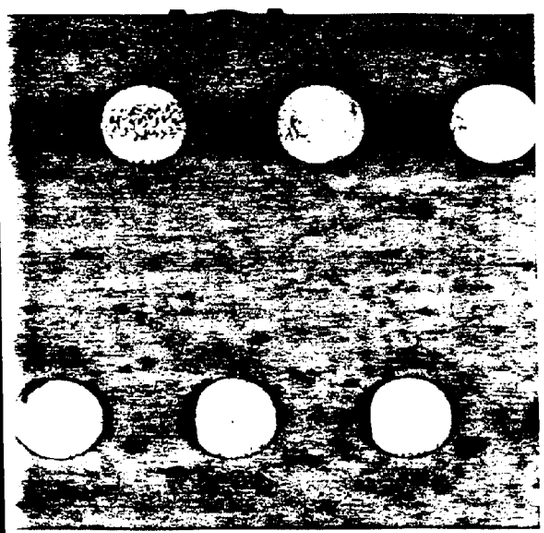
PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/96

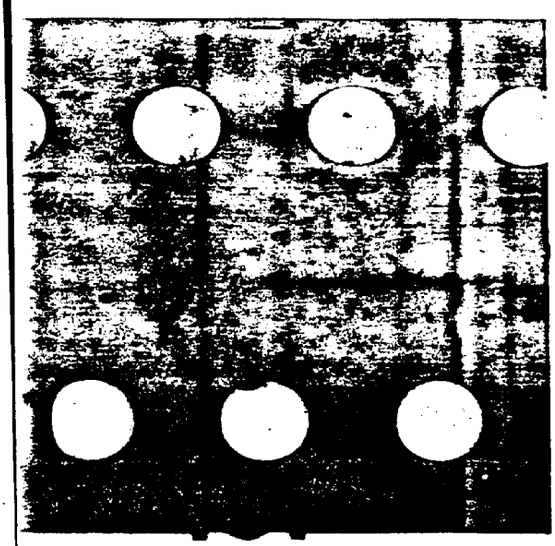
My Commission Expires: _____ Notary Public

54605
IDENTIF. & REFERENCE

95 APR 25 AM 9:57
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

4222 04/25 0101 03CHECK 2118.00





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

RECEIVED OF _____

FOR _____

BOOK 9653 PG 845

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

	AMT
	570000.00
CON TX	2109.00
PRFEE	1.00
WDEED	8.00
TOTAL	2118.00
CHECK	2118.00

04/25/95 01 09:57 0001 4222

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

54605
IDENTIFICATION REFERENCE

95 APR 25 AM 9:57
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 903672