BOOK 10277 PG 692

WARRANTY DEED

RECORD AND RETURN TO:
FILE BOX 7
SATURN & MAZER
(35065)

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 117,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF November 19 96

Notary Public

MY COMMISSION EXPIRES 12/5/98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Saturn & Mazer Title Services, 212 Third Avenue, North, Nashville, Tennessee 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP/PARCEL NUMBER
Lee Dudley Thomas (NAME)	First American National Bank (NAME)	133-13-118
516 Elaine Drive (ADDRESS)	First American Center (ADDRESS)	6DU-24290
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Nashville, TN 37237 (CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Hans L. Ragsdale, married and wife, Esther M. Ragsdale

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lee Dudley Thomas, unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 66 as shown on the Plan of Abbay Hall Subdivision, Section 1, of record in Book 2331, Page 18, Register's Office for Davidson County, Tennessee to which plan reference is here made for a complete description thereof.

BEING the same property conveyed to Hans L. Ragsdale, married by deed from Vernon Porter Floyd and wife, Mary Lee Floyd of record in Book 7813, Page 949, Register's Office for Davidson County, Tennessee.

The foregoing is the same legal description as appears in the previous deed of record.

Esther M. Ragsdale, wife of Hans L. Ragsdale, joins in this Warranty Deed only for the purpose of conveying such marital rights if any that she may have in and to said property.

96 DEC -3 AM 10:06
CLIA A. NELSON REGISTER
DAVIDSON COUNTY, TN.

02511872
IDENTIF. & REFERENCE

unimproved ( )
This is improved (X) property, known as 516 Elaine Drive, Nashville, TN 37211
(House Number) (Street) (P.O. Address) (City or Town) (Postal 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, 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. 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 27th day of November 19 96

X Hans L. Ragsdale
Hans L. Ragsdale

Esther M. Ragsdale Hans L. Ragsdale
Esther M. Ragsdale by Hans L. Ragsdale as her attorney in fact

atty in fact

BOOK 10277 PG 693

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Hans L. Ragsdale, married

the 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 Nashville, Tennessee, this 27th day of November, 96.

Commission expires 7/25/98

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19____.

My commission expires _____

Notary Public

1123 12/03 0101 03CHECK 443.75

State of Tennessee
County of DAVIDSON

On this the 27TH day of NOVEMBER, 1996, before me personally appeared HANS L. RAGSDALE to me known to be the person who executed the foregoing instrument in behalf of ESTHER M. RAGSDALE as HER Attorney in Fact, and acknowledged that HE executed the same as the free act and deed of the said ESTHER M. RAGSDALE.

Witness my hand and official seal at NASHVILLE, TENNESSEE, this the 27TH day of NOVEMBER, 1996.

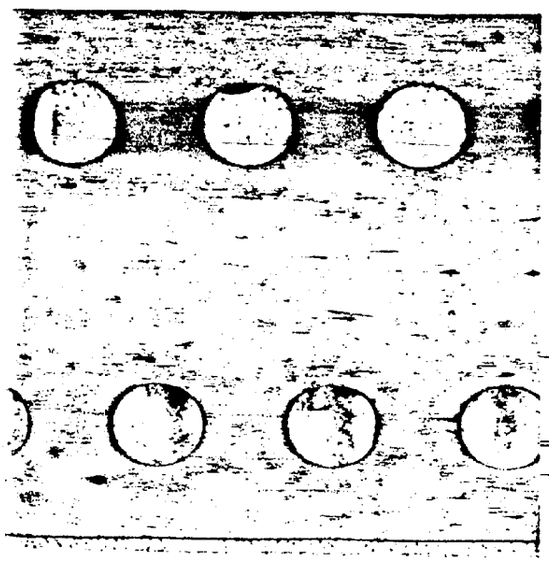
Notary Public

My Commission Expires: 7/25/98

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

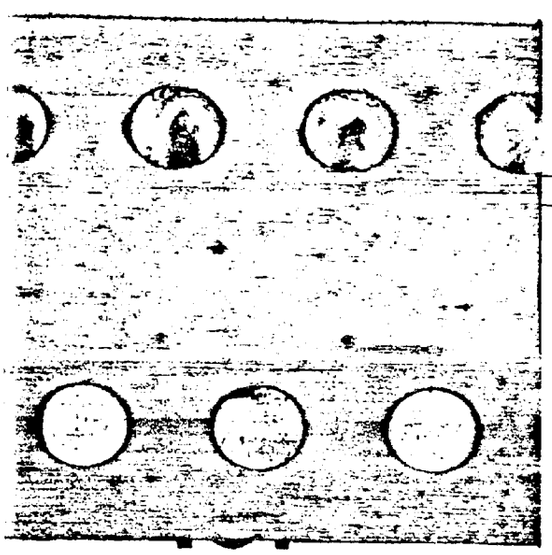
BOOK 10277 PG 694

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	
				117500.00
			CON TX	434.75
			PRFEE	1.00
			WDEED	8.00
			TOTAL	443.75
			CHECK	443.75

12/03/96 01 10:06 0001 1123

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0251872
IDENTIF. # REFERENCE

96 DEC -3 AM 10:06
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1093794