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MAIL ENV.

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04936 19

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WARRANTY DEED

This Indenture made this **25th** day of **September, 1998** between **Holigan Homes Tennessee, LTD** , GRANTOR, and **Donald W. Ragin and Jackquline Ragin, Married**, as GRANTEEs.

W I T N E S S E T H, That said Grantor, for and in consideration of the sum of TEN AND 00/100'S ($10.00) Dollars and other good and valuable considerations to said Grantor in hand paid by said Grantees, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the Grantees and Grantee(s)' heirs forever the following described land located in the County of **Davidson**, State of Tennessee, to-wit:

Being Lot No. 60 on the Plan of Hickory Woods, Section C, of record in Plat Book 6900, page 885-887, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description.

Being a portion of the same property conveyed to Holigan Homes Tennessee, LTD by Special Warranty Deed from T & T Partners, I, a Texas General Partnership of record in Book 10892, page 721, Register's Office for Davidson County, Tennessee.

Subject to all matters of record in Plat Book 6900, pages 885-887, Register's Office for Davidson County, Tennessee.

Subject to any and all easements and/or restrictions of record in the Register's Office for Davidson County, Tennessee.

Subject to amended and re-stated restrictive covenants of record in Book 9678, page 187, Register's Office for Davidson County, Tennessee.

Subject to By-Laws of the Hickory Woods Homeowners Association of record in Book 7932, page 648, as corrected in Book 9616, page 470, Book 9616, page 477, Book 9678, page 213, and Book 9764, page 44, Register's Office for Davidson County, Tennessee.

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 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 Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantors s hereunto set its hand and seal this day and year first above written.

WITNESSES

Holigan Homes Tennessee, LTD

Triple H Management

By: Triple H Management,

By: James E. Ruddell, Assistant Vice President

6903 09/29 0101 03CHECK 554-86

COUNTY OF DAVIDSON
STATE OF TENNESSEE

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Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared James E. Ruddell with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon oath acknowledged him/her/self to be the Assistant Vice President of the Triple H Management, and that he/she as such Assistant Vice President executed the foregoing instrument for the purpose therein contained by signing the name of the by him/herself as Assistant Vice President. Witness my hand and official seal this25th day of September, 1998.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5/30/99

COUNTY OF DAVIDSON
STATE OF TENNESEE

The actual consideration or value, whichever is greater, for this transfer is $146,990.00

Affiant

Subscribed and sworn before me this 25th day of September, 1998

NOTARY PUBLIC

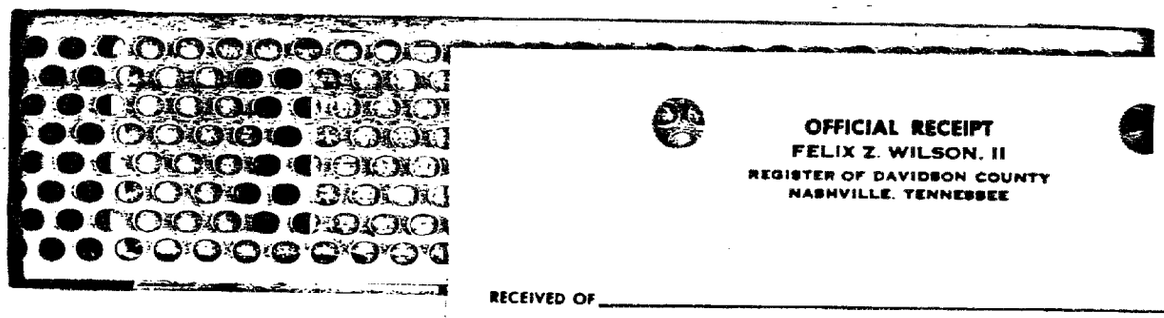
MY COMMISSION EXPIRES: 5/30/99

Prepared by:
Equity Search, Inc.
2323 Hillsboro Road #506
Nashville, TN 37212

Address of New Owner:
Donald W. Ragin
5408 Sunnyvale Drive
Antioch, Tennessee 37013

Send Tax Bills To:
Pacific American Mortgage Company, A Unit of Mortgage Portfolio Services, Inc.
4144 North Central Expressway #900
Dallas, Texas 75204

Map & Parcel No.
Map 176, Parcel 43



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

RECEIVED OF _____

FOR _____

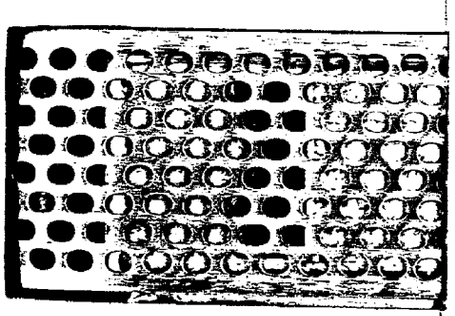
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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	146990.00
CON TX	543.86
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	554.86
CHECK	554.86

RECEIPT IS NOT VALID UNTIL CHECK IS PAID 07/29/98 01 6903



0493619
IDENTIFICATION REFERENCE

98 SEP 29 PM 3:44

REGISTER
DAVIDSON COUNTY, TN.

No. 1352213