Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #240
Nashville, TN 37215

0544456
IDENTIF. # REFERENCE

39-B
File #99-1025

99 FEB -3 AM 9:50

REGISTER
DAVIDSON COUNTY, TN.

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 Mary Thomas Thomas and husband, Neil Thomas, hereinafter called the Grantor, has bargained and sold, and by these presents does hereby transfer and convey unto Tony Fowler Reagan, unmarried, 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:

0483 02/03 0101 03CHECK 338.94

SEE ATTACHED EXHIBIT "A"

BOOK 11324 PAGE 291

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record.

This is improved property, known as: 223 Blue Hills Drive, Nashville, TN 37214

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 covenant with the said Grantee that Grantor is lawfully seized and possessed of said of said land in fee simple, has 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. 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 THE EXECUTION HEREOF this 29th day of January, 1999

Mary Thomas Thomas
MARY THOMAS THOMAS

Neil B. Thomas
NEIL THOMAS

State of Tennessee)
County of Davidson)

On this the 29th day of January, 1999, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Mary Thomas Thomas and husband, Neil Thomas the bargainor(s), 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.

Notary Public

My Commission Expires: 9-29-2001

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $87,550.00

Affiant

Sworn and subscribed before me on this the 29th day of January, 1999.

Notary Public

My Commission Expires: 9-29-2001

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Tony Fowler Reagan	Pacific American Mortgage	95-7-10
223 Blue Hills Drive	210 25th Ave. North #500	
Nashville, TN 37214	Nashville, TN 37203	

Legal Description - Exhibit "A"

Being lot No. 166 on the Plan of Merry Oaks, as of record in Book 1835, pages 67 and 68, Register's Office of said County, and described as follows:

Beginning at a point in the easterly margin of Blue Hills Drive, the common corner of Lots 165 and 166; thence with the line between said lots, northeasterly 225 feet to a point in the southerly line of Lot 161; thence with the line between Lots 161 and 166, easterly 19 feet to the common corner of said lots and of Lots 160 and 168; thence with the line between Lots 166 and 168, southerly 121.3 feet to the common corner of Lots 166 and 167; thence with the line between said lots, southwesterly 171.6 feet to the easterly margin of Blue Hills Drive; hence with the margin of the same northwesterly 76 feet to the beginning.

Being the same property conveyed Mary Thomas Thomas by Warranty Deed from Myrtle Thomas recorded in Book 1324 Page 295 RODC.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11324 PAGE 294

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	CFEE	COMPUTER FEE	PRFEE	PROBATE FEE

CAMT	87550.00
CON TX	323.94
PRFEE	1.00
WDEED	12.00
CFEE	2.00
TOTAL	338.94
CHECK	338.94

02/03/99 01 09:48 0001 0983

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99FEB-3 AM 9:50

REGISTER
DAVIDSON COUNTY, TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1420329