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Davidson County DEEDWARR
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20050308-0025515

WARRANTY DEED

THIS DEED, made this 20th day of January, 20 05 between

Thaxton Drew Ragan the grantor, and

#29 Stirton Trust the grantee,

whose address is Box 12 E. 9th Street, Rochester, IN 46975.

WITNESSETH, that the grantor, for and in consideration of the sum of TEN DOLLARS ($ 10.00), the receipt and sufficiency of which is hereby acknowledged and received, and for other good and valuable consideration, has granted bargained, sold and conveyed, and by these presents does grant, bargain sell, convey and confirm unto the grantee, their heirs and assigns forever, all the real property, together with improvements, if any, situate and being in the County of Davidson, State of Tennessee, described as follows (enter legal description): SEE ATTACHED EXHIBIT "A"

Also known as street and number 119 Stirton Road, Nashville, TN 37210
Tax Parcel ID# 119-3, Par: 57

TOGETHER with all and singular hereditaments and appurtenances thereunto belonging, or in anywise appertaining and the reversion and reversions, remainder and remainders, rents, issues, and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the said grantor, either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances.

TO HAVE AND TO HOLD the said premises above bargained and described, with the appurtenances, unto the said grantee, their heirs and assigns forever. And the said grantor, for himself, his heirs, and personal representatives, does covenant, grant bargain and agree to and with the grantee, their heirs and assigns, that at the time of the ensealing and delivery of these presents, is well seized of the premises above conveyed, has good, sure, perfect, absolute indefeasible estate if inheritance, in law, in fee simple, and has good right, full power and lawful authority to grant, bargain, sell and convey the same in manner and form aforesaid, and that the same are free and clear from all former and other grants, bargains, sales, liens, taxes, assessments, encumbrances and restrictions of any kind or nature whatsoever, except non-apparent servitude.

The grantor shall and will WARRANT AND FOREVER DEFEND the above-bargained premises in the quiet and peaceable possession of the grantee, his heirs, and assigns, against all and every person or persons lawfully claiming the whole or any part thereof. The singular shall include the plural, the plural shall include the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the grantor has executed this deed on the date set forth above.

Thaxton Drew Ragan
Thaxton Drew Ragan Grantor
Robert M. Ragan (Attorney-in-Fact)

_____
Grantor

STATE OF INDIANA)
COUNTY OF FULTON) ss:

On January 20th, 20 05, before me, Kenneth Kidder, a notary public in and for said state personally appeared Thaxton Drew Ragan / Robert M. Ragan (Attorney-in-Fact), personally known to me (or proved to me based upon satisfactory evidence) to be the person(s) whose name(s) are subscribed to the within instrument and acknowledged that (s)he/they executed the same in his/her/their signature on the instrument the person(s) or entity on behalf of which they acted, executed the instrument.

Witness my hand and official seal

Kenneth Kidder
Kenneth Kidder NOTARY PUBLIC
Resident of Fulton County
My commission expires 8/17/2011

Kenneth Kidder
Notary public - State of Indiana
Resident of Fulton County
Commission Expires 8/17/2011

[NOTARY SEAL]

EXHIBIT "A"
TRUST PROPERTY

#29 Stirton Trust
A Revocable Trust

Being Lot No. 31 on the Plan of Crescent heights Subdivision, recorded in Book 2331, page 106, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete description thereof.

Being the same property conveyed to Norris Maurice Washington and Thaxton Drew Ragan, as Joint Tenants with Right of Survivorship by Quitclaim Deed from Abby R. Rubenfeld, Trustee, of record in Book 7929, Page 423, Register's office for Davidson County, Tennessee, subsequently conveyed to Thaxton Drew Ragan by Quitclaim Deed from Cari A. Stevens, Trustee, of record in Book 9135, page 734, Register's office for Davidson County, Tennessee.

Known by street and address as: 119 Stirton Road, Nashville, Tennessee 37210

I, or we, hereby swear of affirm that the actual consideration of this transfer or value of the property transferred, whichever is greater is $ Revocable Trust which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Robert M. Ragan
Affiant

Subscribed and sworn to before me the 20TH day of January, 2005.

Kenneth Kidder
Kenneth Kidder NOTARY PUBLIC
Resident of Fulton County
My commission expires 8/17/2011

Kenneth Kidder
Notary public - State of Indiana
Resident of Fulton County
Commission Expires 8/17/2011

ATTACHMENT

Revocable Trust Information:

See: DURABLE GENERAL POWER OF ATTORNEY

State of Tennessee, County of DAVIDSON

Recorded in official records: Instrument #: 2004 1209-0146721

Register of Deeds: Bill Garrett

ATTENTION:

Please send any and all correspondence to: (Tax Bills)

TRUSTEE
THE GROUP INC.
BOX 12 E. 9TH STREET
ROCHESTER, IN 46975