THIS INSTRUMENT PREPARED BY:
RAMSEY, THORNTON & BARRETT, PLC
ATTORNEYS AT LAW
507 EAST COLLEGE STREET
DICKSON, TENNESSEE 37055
RT1852-01

Based on the information provided by the parties; No title search was requested or performed.

Davidson County DEEDQC
Recvd: 02/06/08 11:16 2 pgs
Fees:12.00 Taxes:0.00
20080206-0012360

DEED CREATING TENANCY BY THE ENTIRETY

Pursuant to Section 66-1-109, Tennessee Code Annotated, and for and in consideration of the love and affection I have for my wife, the said WANDA SUE RAGAN, I, RICKY LEE RAGAN, have bargained and sold, and by these presents do transfer and convey to WANDA SUE RAGAN, a sufficient interest in the hereinafter described property to create an estate by the entireties in us.

Being Lot No. 1 on the Map of Morrow Meadows, Section One, as of record in Book 2083, Page 105, Register's Office of Davidson County, Tennessee.

Being Not No. 1 on the Revised Plan of Section One, Morrow Meadows, of record in Book 2083, Page 105, Register's Office of Davidson County, Tennessee, and described as follows:

Beginning at a point in the westerly margin of Morrow Road at the corner of Lots 1 and 2; thence with the line between said lots Westerly 65 feet to a corner of Lot 31; thence with the line between Lots 1 and 31, Northerly 72.57 feet to the Southerly margin of Illinois Avenue; thence with the margin of the same Easterly 64.56 feet to the beginning of a curve; thence around said curve, Southeasterly 47.65 feet to the west margin of Morrow Road; thence with the margin of the same Southerly 65.3 feet to the point of beginning.

Being the same property conveyed to Jack Ragan and wife, Eddie Jean Ragan, by deed from Brentwood Homes, Inc., of record in Book 2334, Page 73, in the Register's Office of Davidson County, Tennessee. Also being the same property conveyed to Jack Ragan by deed from Eddie Jean Ragan of record in Book 4624, Page 79, in the Register's Office of Davidson County, Tennessee. Also being the same property in which a life estate in Jack Ragan was created with the remainder conveyed to Ricky Lee Ragan by Quitclaim Deed dated July 20, 1992, and of record in Book 8679, Page 665, in the Register's Office of Davidson County, Tennessee. Said life estate of Jack Ragan terminated upon his death on September 15, 2007.

It is the express intention of the Grantor, RICKY LEE RAGAN, by this instrument to create an estate by the entireties with his wife, WANDA SUE RAGAN, in and to the entire estate in the above described property previously held by him.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said RICKY LEE RAGAN and wife, WANDA SUE RAGAN, as tenants by the entireties, their heirs and assigns, forever. And I do covenant with the said WANDA SUE RAGAN, that I am lawfully seized and possessed of the said land in Fee Simple; have a good right to convey it, and the same is unencumbered. And I do further covenant and forever defend the interest in said land hereby conveyed to the said WANDA SUE RAGAN, her heirs and assigns, against the lawful claims of all

persons whomsoever.

WITNESS MY HAND this 28th day of January, 2008.

Ricky Lee Ragan
RICKY LEE RAGAN

STATE OF TENNESSEE
COUNTY OF Davidson

I, a Notary Public of the State and County aforesaid, certify that the within named bargainor, RICKY LEE RAGAN, with whom I am personally acquainted or who was proved on the basis of satisfactory evidence to me to be the person described in and who executed the foregoing instrument, personally appeared before me and acknowledged under oath that he executed the foregoing instrument as his free act and deed for the purposes therein contained.

WITNESS MY HAND AND NOTARIAL SEAL at office in the State and County aforesaid, this 28th day of January, 2008.

Marjorie E. Williams
NOTARY PUBLIC

My Commission Expires: 7-25-2009

MARJORIE E. WILLIAMS
STATE OF TENNESSEE NOTARY PUBLIC
EXP. JULY 25, 2009
DAVIDSON COUNTY

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ADDRESS OF NEW OWNERS
AND SEND TAX BILLS TO:
RICKY LEE RAGAN and wife, WANDA SUE RAGAN
813 Morrow Rd.
Nashville, Tennessee 37209

Parcel ID:
091 10 0 385.00