FORM NO. WD-1

BOOK 6083 PAGE 912

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $45,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 23rd DAY OF June, 83

Notary Public

MY COMMISSION EXPIRES: 1-18-87

(AFFIX SEAL)

CHECK-154.80

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James H. Duffel, et ux. (NAME)	Union Modern Mortgage Corp. (NAME)	72-2
1227 Kenmore Place (STREET ADDRESS OR ROUTE NUMBER)	P. O. Drawer 3318 (STREET ADDRESS)	83
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Little Rock, Arkansas 72203 (CITY) (STATE) (ZIP)	15DZ-8300

FOR AND IN 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, David V. Brown and wife, Dawn S. Brown

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James H. Duffel and wife, Pamela S. Duffel

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 the easterly 68 feet of Lot No. 87 on the Plan of Kenmore Place as of record in Book 332, pages 32 and 33, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Grantors herein by deed from James H. Knight and wife, Robbie L. Knight of record in Book 5998, page 610, said Register's Office.

Grantees herein agree to assume the indebtedness of Grantors represented by that deed of trust of record in Book _____, page _____, said Register's office.

RUSH

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN
JUN 28 3 52 PM '83

IDENTIFICATION REFERENCE

H 56743

This is improved (XX) unimproved ( ) property, known as 1227 Kenmore Place, Nashville, Tennessee
(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 our hand s this 23rd day of June, 19 83

DAVID V. BROWN: David V. Brown

DAWN S. BROWN: Dawn S. Brown

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named David V. Brown and Dawn S. Brown

the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 23rd day of June, 1983.

Commission expires 1-18-87

N. Eddie Hart
Notary Public

STATE OF TENNESSEE
Davidson County

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 (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed 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

WARRANTY DEED

FROM
David V. Brown, et ux.

TO
James H. Duffel, et ux.

PREPARED BY:

BUCK, BAKER, BAKER & BRAMLETT
618 US Bank Building
Nashville, Tennessee 37219-2180

Phone: (615) 244-8100

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____ BOOK 6083 PAGE 914

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CO. - 45,500.00	
			CO. TX - 118.30	
			PR. - .50	
			REC. - 6.00	
			CHECK - 124.80	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 5 6 7 4 3

IDENTIF. REFERENCE

JUN 28 3 52 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 959374