FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 10,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF March, 1985

Notary Public

MY COMMISSION EXPIRES: April 14, 1985

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILLIAM B. BRUCE, Attorney at Law, 1610 Parkway Towers, N/T 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
W. D. Ripley (NAME)	SAME (NAME)	43-16
7648 East Holmes (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	90
Mesa, Arizona 85208 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	11D 91910

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~~ I, Jessie H. Carney and wife, Charlotte B. Carney

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO W. D. Ripley

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 Lot No. 39 in the Kingsway Green Subdivision, in a plat of which is of record in Book 3842, page 227, Register's Office for Davidson County, Tennessee, to which plan reference is here made.

INCLUDED but EXPRESSLY EXCLUDED from this conveyance is that portion of the premises conveyed to State of Tennessee, for the use and benefit of the Department of Highways, by deed from Kingsway Greens of America, Incorporated, of record in Book 4371, page 590, Register's Office for Davidson County, Tennessee.

BEING property conveyed to Jessie H. Carney and wife, Charlotte B. Carney, by deed from Kingsway Greens of America, Inc., of record in Book 4542, page 102, Register's Office for Davidson County, Tennessee.

CHECK
This is unimproved ( )
This is improved ( ) property, known as 1223 London Bridge Road, Madison, TN 37115
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

03/11/85 12:50
757

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 11th day of March, 19 85

JESSIE H. CARNEY

CHARLOTTE B. CARNEY

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 JESSIE H. CARNEY and Wife, CHARLOTTE B. CARNEY

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 11th day of March, 1985.

William Brame Notary Public

Commission Expires April 19, 1987

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19___.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

Jessie H. Carney and wife,

Charlotte B. Carney

TO

W. D. Ripley

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

1.8.2.4.4

IDENTIF. REFERENCE

MAR 11 3 19 PM '85

DAVIDSON COUNTY, TN

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

10000.00- CAMT.
26.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 32.50-
7567A03/11/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 8 8 2 4 4

IDENTIF. REFERENCE

MAR 11 3 19 PM '85

DAVIDSON COUNTY, TN

No. 114777