FORM NO. WD-1

BOOK 6595 PAGE 617

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 72,000.00

David Barden
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF June, 19 85

Harold E. Cobb
Notary Public

MY COMMISSION EXPIRES: 11-12-86

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Richard R. Hedgepath, Attorney, 4800 Charlotte Ave., Nashville, TN. 37209
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. & Mrs. David Barden (NAME)	Manufacturer's Hanover Mortgage Co. (NAME)	150-3
3305 Country Way Road (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 9090 (STREET ADDRESS)	Par. 99
Antioch, TN 37013 (CITY) (STATE) (P. O. ZIP)	Farmington Hills, MI. 48018 (CITY) (STATE) (ZIP)	

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, Ricky Ray Triplett and Maxine Rae Triplett, both parties being unmarried persons

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David Barden and wife, Barbara Barden

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. 83 on the plan of the Country Subdivision, Section III as of record in Book 5200, Page 44, said Register's Office, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Ricky Ray Triplett and Maxine Rae Triplett by deed from James Joseph Trier and wife, Susan V. Bryant Trier in Book 6034, Page 408, Register's Office for Davidson County, Tennessee.

Ricky Ray Triplett and Maxine Rae Triplett having divorced and the property being owned by them as tenants, both being unmarried as of the execution of this deed.

This conveyance is however, subject to a Deed of Trust, recorded in Book 5715, Page 103, Register's Office for Davidson County, Tennessee, securing a promissory note dated February 25, 1981, payable to Countrywide Funding Corp. with a present unpaid principal balance of $64,583.55, which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan, if any, is hereby transferred to the Grantees herein.

David Barden and wife, Barbara Barden join in this conveyance for the express purpose of their agreement to assume and agree to pay the above indebtedness pursuant to the terms and conditions as set forth in the Deed of Trust.

This is unimproved ( ) improved (XX) property, known as 3305 Country Way Road, Antioch, TN 37013
(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 hands this 18th day of June, 1985

Ricky Ray Triplett
Maxine Rae Triplett
Barbara Gray Barden
David Gay Barden

7543

STATE OF TENNESSEE
Davidson County

BOOK 6595 PAGE 618

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ricky Ray Triplett and Maxine Rae Triplett, David Barden and Barbara Barden

the bargainors, 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 18th day of June, 19 85.

Harold E Collins Notary Public

Commission Expires 4-10-88

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

TO

J 1:7 2 3: 3:

IDENTIF. REFERENCE

JUL 1 10 41 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

RUSH

Attorneys Title Company
Titles Guaranteed

NASHVILLE, TENN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____

BOOK 6595 PAGE 619

CD -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			72000.00- CNVT.	
			187.20 CNTAX	
			.50 RFEE	
			6.00 MISC	
			CHECK	193.70
			3364A07/01/86 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J1-7 2 3

IDENTIF. REFERENCE T

JUL 1 10 41 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 149667