BOOK 7083 PAGE 57

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 77,264.54

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF November 19 86

Notary Public

MY COMMISSION EXPIRES: 4/19/87
(AFFIX SEAL)

file 7

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOHNNIE BOND & ASSOCIATES (NAME)	MLA, INC. (NAME)	Map 59-12
P. O. Box 24856 (STREET ADDRESS OR ROUTE NUMBER)	24315 Northwestern Highway (STREET ADDRESS)	Parcel 69
Nashville, TN. 37202 (CITY) (STATE) (P.O. ZIP)	Southfield, Mi. 48075 (CITY) (STATE) (ZIP)	13DA 37405

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, JOE ANN HALE and MATTHEW JOHN RETTICH and wife, LINDA K. RETTICH,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHNNIE BOND and ASSOCIATES,

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:

Being Lot No. 96 on the Plan of Highland Trace Subdivision Section II, of record in Plat Book 5200, page 616, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Joe Ann Hale and Matthew John Rittich by deed from Bobby D. Wall and wife, Betty Jo Wall, of record in Book 6800, page 282, Register's Office for Davidson County, Tennessee. The said Linda K. Rettich, wife of Matthew John Rettich, joins in this conveyance for whatever right, title and interest she might have in said property.

76906

IDENTIFICATION REFERENCE

DEC 29 3 45 PM '86

R. X. Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

IT IS understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to CAPITOL MORTGAGE CORPORATION, of record in Book 6800, page 285, Register's Offic for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees. SAID LOAN IS NOW WITH MLA, INC.

This is (unimproved / improved (XX) property, known as 2429-2431 Woodale Lane, Nashville, Tennessee 37207
(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 20th day of November, 19 86

Matthew John Rettich, Joe Ann Hale

MATTHEW JOHN RETTICH JOE ANN HALE

Linda K. Rettich by Matthew J. Rettich, attorney in fact.

LINDA K. RETTICH by MATTHEW J. RETTICH, Attorney-in-Fact

STATE OF TENNESSEE }
Davidson County }

BOOK 7083 PAGE 58

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named JOE ANN HALE and MATTHEW JOHN RETTICH,

the bargainor s, 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 20th day of November, 19 86.

Commission Expires 4/19/87

Notary Public

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

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this the 20th day of November, 1986, before me personally appeared MATTHEW JOHN RETTICH, to be known to be the person who executed the foregoing instrument in behalf of LINDA K. RETTICH, as her attorney-in-fact, and acknowledged that he executed the same as the free act and deed of the said LINDA K. RETTICH, as though she personally had acted.

WITNESS my hand and official seal at Nashville, Tennessee, this the 20th day of November, 1986.

NOTARY PUBLIC

My Commission Expires: 4/19/87

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

RECEIVED OF _____

FOR _____

BOOK 7083 PAGE 59

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

7:[illegible]4.54- [illegible]
216.44 [illegible]
.50 [illegible]
2.00 [illegible]
[illegible] 883.94-
1500A12/29/86 3:[illegible] .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7690.6

IDENTIFICATION REFERENCE

Dec 29 3 45 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 27247