BK 3315

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO

For and in consideration of the sum of ($10.00)- - - - - - - - - - - - - - - - - - - -

TEN & NO/100- - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - DOLLARS

Cash in hand paid by James R. Burge and wife, Frances Elizabeth Burge,

the receipt of which is hereby acknowledged, and other good and valuable consideration,
We, Glover H. Binkley, Jr. and wife, Helen B. Binkley
have bargained and sold, and by these presents do transfer and convey unto the said

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. 1 on the Plan of Nolensville Heights, as of record in Book 2083, page 80, Register's Office for said County.

Said Lot No. 1 fronts 67.07 feet on the easterly side of St. Edwards Drive, and runs back 194 feet, more or less, on the northerly line and 181.36 feet on the southerly line, to a dead line in the rear on which it measures 93.8 feet.

Being the same property conveyed to Glover H. Binkley, Jr. and wife, Helen B. Binkley, by deed from Roy Goin and wife, Elizabeth Moran Goin, of record in Book 2864, page 225, Register's Office for said County.

Subject to Deed of Trust of record in Book 2357, page 10, R.O.D.C. Tenn. and Deed of Trust of record in Book 2892, page 405, R.O.D.C. Tenn.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said James R. Burge and wife, Frances Elizabeth Burge
their heirs and assigns, forever.

And we do covenant with the said James R. Burge and wife, Frances Elizabeth Burge 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.

And we, Glover H. Binkley and wife, Helen B. Binkley,
do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said James R. Burge and wife, Frances Elizabeth Burge their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 27th day of Dec. 19 61

Glover H Binkley Jr
Helen B. Binkley

BK 505