WARRANTY DEED — ATTORNEYS TITLE COMPANY

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Carlos B. Binkley (NAME)	Carlos B. Binkley (NAME)	Map 16
2 Mitchell Road (STREET ADDRESS OR ROUTE NUMBER)	Goodlettsville (STREET ADDRESS) 2 Tenn	P/O Par. 33
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of -$10.00-

Ten and----------no/100 DOLLARS

Cash in hand paid, the receipt of which is hereby acknowledged and other good and valuable considerations,

We, Louise B. Wingo, Beulah B. Wilson, Iona B. Hudgens, Lela B. Knight, Mable B. Dalton, F. R. Binkley, E. K. Binkley and T. B. Binkley, being the only heirs at law of Mr. and Mrs. J. M. Binkley, also known as Monroe Binkley, who are deceased and Grantee and Grantors being the only heirs at law of them, and all being of legal age, this being a deed in a series of 9 in a partition of the property which is known as the J. M. Binkley Estate and is a total tract of land of 80.91 acres, in the 10th Civil District of Davidson County, Tennessee, and which was conveyed to the deceased, Mr. and Mrs. J. M. Binkley, by deeds of record in Book 232, page 610, Book 359, page 15, Book 508, page 427, and the tract hereinafter described is according to a survey by John T. Alley, Surveyor, August 1, 1965.

.....have bargained and sold, and by these presents do transfer and convey unto the said Carlos B. Binkley his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in the 10th Civil District of Davidson County, Tennessee, according to a survey by John T. Alley, Surveyor, August 1, 1965.

Beginning at a stake in James Galbreath's north line, E. K. Binkley's southwest corner and the southeast corner of this land; thence with a fence and the line of said Galbreath as follows: south 72° 20' west 100 feet; south 69° 15' west 107 feet to a stake, a corner to T. B. Binkley in the line of said Galbreath; thence with the line of said T. B. Binkley north 5° 40' east 2,661 feet to a stake a corner to said Binkley in the line of Robert Galbreath and L. B. Cuffman, Jr.; thence with the line of saidGalbreath and Cuffman south 84° 40' east 156.5 feet to a stake, a corner to aforesaid E. K. Binkley in the line of said Galbreath and Cuffman; thence with the line of said E. K. Binkley south 5° 15' west 2,575 feet to the beginning, containing 10.58 acres more or less.

Being a portion of the same real estate conveyed to J. M. Binkley by deed from Park Marshall, Clerk and Master, of record in Book 359, page 15, and a portion of the same conveyed by deed from W. J. Adams and wife, Cora Adams of record in Book 508, page 427, all of Register's Office for Davidson County, Tennessee.

This property is subject to a 30 foot right-of-way easement across the south end of said property providing ingress and egress to the property of T. B. Binkley. The south property line shall be the south line

This instrument prepared by
COSS, JOHNSON & EDWARDS
ATTORNEYS AT LAW
303 3rd AVENUE, NORTH
NASHVILLE, TENNESSEE 37201

of the easement with the north line of said easement being 30 feet at a right angle from said south line. a 3- foot right-of-way easement is provided for this land across the lands of E. K. Binkley, F. R. Binkley and Mrs. Mable B. Dalton.

This is { unimproved / improved } property, known as _____ (House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Carlos B. Binkley his heirs and assigns, forever.

And we do covenant with the said Carlos B. Binkley 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, Louise B. Wingo, Beulah B. Wilson, Iona B. Hudgens, Lela B. Knight, Mable B. Dalton, F. R. Binkley, E. K. Binkley, and T. 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 Carlos B. Binkley his heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 31st day of August, 1965.

E K Binkley
E. K. Binkley

T. B. Binkley
T. B. Binkley

Louise B. Wingo
Louise B. Wingo

Beulah B. Wilson
Beulah B. Wilson

Iona B. Hudgens
Iona B. Hudgens

Lela B. Knight
Lela B. Knight

Mable B. Dalton
Mable B. Dalton

F R Binkley
F. R. Binkley

STATE OF TENNESSEE
Davidson County.

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Louise B. Wingo, Beulah B. Wilson, Iona B. Hudgens, Lela B. Knight, Mable B. Dalton, F. R. Binkley, E. K. Binkley and T. B. Binkley

the bargainor s, 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 Goodlettsville, Tennessee, this 31st day of August, 19 65

T. B. Binkley Jr.
GARRETT, JR. NOTARY PUBLIC DAVIDSON CO. TENN.
, Notary Public

Commission Expires 1-30-66

STATE OF
County of

Personally appeared before me, , a Notary Public in and for said County and State, the within named

the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.

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

, Notary Public

Commission Expires

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

Louise B. Wingo

et als

TO

Carlos B. Binkley

STATE TAX $ 75
PROBATE 50
TOTAL $ 1.25

SEP 13 1965

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

PAID SEP 13 1965

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

SEP 13 11 30 AM '65

NOTED: BOOK 1171 PAGE 79

RECORDING FEE $ 2.00

DEP. REG. ____

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Attorneys
TITLE COMPANY, INC.
NASHVILLE, TENN.

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