This Instrument Was Prepared By
REAU E. FOLK, JR., Attorney,
Stahlman Bldg., Nashville, Tenn.

WARRANTY DEED

TTC 196081

BOOK 4114 PAGE 255
REAU E. FOLK, JR. FORM

MAP - PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
Map, 72-7 Par. 9 pd	Mr/Mrs Obie J. Cook	Murphree Mortgage Company 226 Third Avenue, North Nashville, Tennessee
FIELD BOOK NUMBER(S) 15D-8970	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 1203 Kirkland Avenue	LOAN OR ACCOUNT NO. 31979 PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

DOROTHY F. BINKLEY, unmarried,
hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto OBIE J. COOK and wife, VELMA B. COOK,

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being the easterly 52.3 feet of Lot No. 33 on the Plan of Inglewood Place, as of record in Book 332, page 101.

Said part of Lot No. 33 fronts 52.3 feet on the northerly side of Kirkland Avenue and runs back between parallel lines, 189.75 feet to a dead line.

Being the same property vested in Dorothy F. Binkley, by deed from Richard C. Jones and wife, as of record in Book 2909, page 364, and by Decree of record in Minute Book 5, page 392, Probate Court, under Rule -- No. 43642, and recorded in Book 4137, page 889.

STATE TAX $ 11.93
PROBATE .50
TOTAL $ 12.43

JUN 22 1967 PAID JUN 22 1967

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

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for 1967 Metro Taxes, which have been prorated and assumed by the Buyers.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 20th day of June, 1967.

Dorothy F. Binkley
Dorothy F. Binkley

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4144 PAGE 256

Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named Dorothy F. Binkley, unmarried,

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

Witness my hand and official seal at Nashville, Tennessee, this the 20th day of June, 19 67.

My commission expires: July 26, 1970

Reau E. Folk, Jr.
Notary Public

STATE OF _____
COUNTY OF _____

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

the bargainor(s), 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, the _____ day of _____, 19____.

My commission expires: _____
Notary Public

WARRANTY DEED
REF:hs

FROM
DOROTHY F. BINKLEY, unmarried

TO
OBIE J. COOK and wife

76664

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JUN 22 1 17 PM '67
NOTED BOOK 116 PAGE 642
RECORDING FEE $ 2.00
DEP. REG. 1.00

DOCUMENTARY INTERNAL REVENUE 26¢
DOCUMENTARY INTERNAL REVENUE 275
DOCUMENTARY INTERNAL REVENUE 330

REAU E. FOLK, JR., ATTY.
Nashville, Tennessee

MERCER REALTY CO., INC.
Realtors — 310 3rd Ave., No.
Nashville 3, Tenn. Phone 254-1721

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____
Notary Public