BOOK 4897 PAGE 819

FORM NO. WD-1

Return to:
THIRD NATIONAL BANK

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 12,000

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18 DAY OF March, 1975.

Notary Public

MY COMMISSION EXPIRES: July 11, 1976

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Traber & Robinson, 217 Shady Grove Rd. Nashville, TN. 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas Bingham (NAME)	SAME (NAME)	Map 148
Rt #1, Payne Rd. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Pcl. 123
Antioch, Tenn. 37013 (CITY) (STATE) (P. O. ZIP)	(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, Winnie Bryant Smith, widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas Bingham and wife, Roberta Bingham

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:

A tract of land in the 5th Civil District of Davidson County, Tennessee, near the town of Antioch and being known as Tract No. 2 on a plan made by Geo. W. Watkins, Surveyor, November 7, 1950, showing division of a 24-Acre Tract known as the Payne Lands and described according to said Watkins survey as follows:

Beginning at a point in the center line of the main track of N.C. & St. L. Railroad, at the common corner of Tracts 2 and 3 shown on said survey; thence with the line between said tracts, north 51° east 126 feet to a point, a corner of Tract 1; thence with the line between Tracts 1 and 2 south 38° 45' east 25 feet to an iron pin; thence north 73° east 194.1 feet to an iron pin; thence south 33° 15' east 173 feet to an iron pin at the corner of Tracts 2 and 5 in the northwest corner of the Smith Land; thence with Smith's west line south 39° west 313.6 feet to a railroad spike in the center line of the main track of said railroad; thence with the center line of same, north 35° 30' west 334.6 feet to the beginning, containing 1.8 acres, more or less. Subject to easements for certain roadways across the property above described for the use and benefit of other parties, as shown on said Watkins Survey.

Being the same property conveyed to McKinley M. Smith and wife, Winnie Bryant Smith by deed from Sally Payne Petty, Mary Payne Davis, Pamela Donnell, John D. Payne and John M. Payne, as of record Book 1976, page 243, said Register's Office. McKinley M. Smith having since died.

This is { unimproved / improved } property, known as Rt #1, Payne Rd. (House Number) Antioch (Street) Tenn. 37013 (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 my hand this 18 day of ~~January~~ March, 1975

Winnie Bryant Smith

STATE OF TENNESSEE
Davidson County

BOOK 4897 PAGE 820

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

the bargainor, 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 18 day of January March, 1975

Commission expires Aug 11 1975

Notary Public

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

(1)

WARRANTY DEED

FROM
Winnie Bryant Smith

TO
Thomas Bingham et ux

C 9 1 4 1 5

IDENTIF. REFERENCE

MAR 21 9 07 AM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAR21 75	CONV	10,000.00			
MAR21 75	S'TAX		A*	26.00	
MAR21 75	PR'FEE		A*	.50	
MAR21 75	W'DEED		A*	4.00	* 30.50