Send tax statements to:
Mr. Learton Binkley
6373 Clarksville Highway
Joelton, Tn. 37080

This instrument was prepared by DEMPSEY H. MARKS of the law firm of Marks and Fleming, 114 South Second Street, Clarksville, Tennessee 37040.

BOOK 5020 PAGE 128

14 D. 2850
14 D. 38016

ADDIE MAI BINKLEY

TO: (Deed)

LEARTON BINKLEY

FOR THE LOVE AND AFFECTION which the herein Grantor has for the herein Grantee, Grantor, ADDIE MAI BINKLEY, has this day bargained and sold, and does hereby transfer and convey unto LEARTON BINKLEY, and to his heirs and assigns forever, all of her right, title, claim and interest in and to the following described realty, together with all improvements thereon, located in the Fourteenth (14th) Civil District of Davidson County, Tennessee, and more particularly described as follows:-

Beginning in the center of old Clarksville Turnpike about 10 miles from City of Nashville on Paradise Ridge, also Southeast corner of D. J. Johns land; thence with Johns East line, North 3 degrees East 295 poles to iron pin, the Northwest corner of this tract; thence East with old F. M. Allen's line 26.5 poles to iron pin in old F. M. Allen line, also Northeast corner of this tract; thence South 136 poles to iron pin in edge of woods; thence South 3 degrees West 152 poles to iron pin in center of old Clarksville Turnpike; thence with center of said Turnpike in Westerly direction 26 poles to the beginning, containing 48.5 acres, more or less.

This being the same real estate conveyed by Rebecca Thomas, Trustee, as shown by deed of record in Deed Book 3164, page 347, in the Register's Office for Davidson County, Tennessee.

Included in the above description but EXPRESSLY EXCUDED THEREFROM is that certain real estate containing 5.6 acres, more or less, heretofore conveyed by Grantor and Grantee to the State of Tennessee, Department of Highways for highway right of way purposes.

TO HAVE AND TO HOLD all of Grantor's right, title, claim and interest in and to the aforesaid real estate, together with all improvements thereon, unto the herein Grantee, LEARTON BINKLEY, and to his heirs and assigns forever.

GRANTOR COVENANTS that she is lawfully seized and possessed of her interest in said real estate being conveyed; that she has a good right to convey the same; that it is wholly unencumbered; and she will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

Grantor herein makes oath that the value of the real estate herein conveyed is $_____.

IN WITNESS WHEREOF the Grantor has affixed her signature on this the 6th day of February 1976.

Witness to mark
Temporary Id - Mark

her
Addie Mai X Binkley
Addie Mai Binkley mark

STATE OF TENNESSEE
COUNTY OF MONTGOMERY

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, ADDIE MAI BINKLEY, one of the within named bargainors, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal of office on this the 6th day of February, 1976.

Louise G. Meador
Notary Public

My commission expires: 10-11-76

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 3,898.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF April 1976
Deputy Register

TO NOTE REFERENCE

FILED FOR RECORD
APR 29 9 57 AM '76
DAVIDSON COUNTY, TENN.
REGISTER

946870

APR29'76	CONV	*3,898.00			
APR29'76	S'TAX		B*	10.14	
APR29'76	PR'FEE		B*	.50	
APR29'76	W'DEED		B*	4.00	* 14.64