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BOOK 5023 PAGE 572

FORM NO. WD-1

IDENTIF. REFERENCE

MAY 11 10 04 AM '76

FEE ... REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 5,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF March 1976

Notary Public

MY COMMISSION EXPIRES: 7-31-79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JOHNSON & EDWARDS, ATTORNEYS, 600 Stahlman Building, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles E. Binkley, et ux	SAME	1W-22085
(NAME) 1711 9th Ave North	(NAME)	MAP/PAR. 81-8-387
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn. 37208	(STREET ADDRESS)	1W-22090
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	MAP/PAR. 81-8-388

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, Herbert S. Smith, James Howard Smith, Gladys Smith Roehl, Louise Smith, Curtis Smith Workman, Katherine Smith Harper,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles E. Binkley and wife, Dorothy Binkley,

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:

LAND in Davidson County, Tennessee, being Lots Nos. 230 and 232 on the Plan of the North Nashville Real Estate Company, of record in Plan Book 21, Page 105, Register's Office of said County.

SAID lots adjoin and front a total distance of 100 feet on the southwesterly margin of 7th Avenue, North, formerly Vine Street, and extends back between parallel lines 160 feet to the northeasterly margin of an alley.

BEING property inherited by Fred Smith, Lizzie Puckett, A. L. Smith, Ada Smith Wright, Virginia Smith Ralston, and Margaret Smith Hare as the only heirs-at-law of Lafayette T. (L. T.) Smith subject to the rights of homestead and dower of the widow of said Lafayette T. Smith. The widow of Lafayette T. Smith subsequently died. Lizzie Puckett thereafter died intestate leaving Albert Puckett, Allen Puckett, and Manor Pubkett as her only heirs-at-law. The interests of said Albert Puckett, Allen Puckett, and Manor Puckett were thereafter conveyed to A. L. Smith by deeds of record in Book 4267, Pages 611, 614, and 617, Register's Office of said County. The said Ada Smith Wright subsequently died testate, devising her interest in the subject property to Margaret Smith Hare, and Virginia Frances Ralston, said will being of record in Will Book 6, Page 31, Office of the County Court of Rutherford County, Tennessee. By deeds of record in Book 4197, Pages 798, 801, and 805, Register's Office of Davidson County, Tennessee, the interests of Virginia Smith Ralston and Margaret Smith Hare were conveyed to Albert L. Smith. The said Albert L. Smith subsequently died intestate, leaving Herbert S. Smith, James Howard Smith, and Gladys Smith Roehl as his only heirs-at-law, and Fred Smith having died intestate leaving as his only heirs-at-law Louise Smith, Curtis Smith Workman, and Katherine Smith Harper.

unimproved ( )
This is improved ( ) property, known as _____
(House Number) (Street) (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 inciude the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 29th day of March, 19 76

HERBERT S. SMITH, GLADYS SMITH ROEHL, CURTIS SMITH WORKMAN

JAMES HOWARD SMITH, LOUISE SMITH

KATHERINE SMITH HARPER

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Herbert S. Smith, ~~James Howard Smith~~, Gladys Smith Roehl, Louise Smith, Curtis Smith Workman, ~~Katherine Smith Harper~~,

the bargainor, 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 Nashville, Tennessee, this 13 day of ~~March~~ April 19 76

Commission expires Oct 18, 1978. Nancy S Keller
Notary Public

STATE OF TENNESSEE]
ss.
HAMILTON COUNTY]

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and State, the within named KATHERINE SMITH HARPER, one of the bargainors, with whom I am personally acquainted, and who acknowledged that she executed the foregoing (DEED) instrument for the purposes therein contained.

WITNESS MY HAND and official seal at office in Chattanooga, Tennessee; this, the 16th day of April, 1976.

Ralph E. Harmon
Notary Public

My commission expires: 10/4/77

STATE OF COLORADO]
ss.
ARAPAHOE COUNTY]

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and State, the within named JAMES HOWARD SMITH, one of the bargainors, with whom I am personally acquainted, and who acknowledged that he executed the foregoing (DEED) instrument for the purposes therein contained.

WITNESS MY HAND and official seal at office in Englewood, Colorado; this, the 20 day of April, 1976.

Elizabeth S. Strunk
Notary Public

My commission expires: 8-10-77

MAY 11 76	CONV	*5,000.00			
MAY 11 76 S'TAX			B*	13.00	
MAY 11 76 PR'FEE			B*	.50	
MAY 11 76	W'DEED		B*	4.00	* 17.50