WARRANTY DEED

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 32900=

Oscar S. Bingham
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF October, 1976

Notary Public

MY COMMISSION EXPIRES: 11.29.78

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Traber & Robinson, Attys. 217 Shady Grove Rd. Nashville, Tn. 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Oscar Stanley Bingham (NAME)	Mortgage Associate, Inc. (NAME)	
Rt. 1 Burkett Rd. (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 81386 (STREET ADDRESS)	187
Antioch, TN. 37013 (CITY) (STATE) (P. O. ZIP)	Atlanta, Ga. 30341 (CITY) (STATE) (ZIP)	22 PW

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, Wendell G. Cornell and wife, Margaret Cornell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Oscar Stanley Bingham and wife, Caroline D. 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:

Land in the 5th Civil District of Davidson County, Tennessee, described as follows:

Beginning at a point in the northerly margin of Burkett Road 936 feet from Ellis Holt's property, the north 8° 05' east with a fence 157.63 feet to a point; thence south 88° 27' east with a fence 123.0 feet to a point; thence south 6° 09' west with a fence 181.05 feet to a point in the northerly margin of Burkett Road; thence north 77° 25' west 128.60 feet along the northerly margin of Burkett Road to the point of beginning.

Being the same property conveyed to Wendell G. Cornell and wife, Margaret Carnell by deed from Robert M. Hughes and wife, Betty Carol Hughes, as of record in Book 4649, page 747, said Register's Office. The spelling of Margaret Carnell in the deed is incorrect, and is hereby corrected to read Cornell. Margaret Carnell and Margaret Cornell are one and the same person.

The Grantees herein assume and promise to pay an obligation evidenced by an instrument of record in Book 4429, page 613, said Register's Office.

The escrow account as it relates to this property is hereby transferred to the Grantees, as is the hazard insurance.

This is unimproved ( ) improved (X) property, known as Rt. 1 Burkett Road, Antioch, Tennessee 37013
(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 include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand S this 14th day of October, 1976

Wendell G. Cornell

Margaret Cornell

RECORDED 1976 OCT 20

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Wendell G. Cornell and wife, Margaret Cornell

the bargainors, 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, TN. this day of October, 1976

Commission Expires 11-20-76

William A. Thaler
Notary Public

STATE OF
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 purpose 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

D 7 2 6 1 3

IDENTIF. REFERENCE

OCT 15 1 20 PM '76

FEE DAVIDSON COUNTY REGISTER

OCT 15 76 CONV
OCT 15 76 S'TAX 32,900.00
OCT 15 76 PR'FEE B* 85.54
OCT 15 76 W'DEED B* .50
B* 4.00 * 90.04

WARRANTY DEED

FROM
Wendell G. Cornell et ux

TO
Oscar Stanley Bingham et ux

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. Livery of Seizin

Compliments of

Title Associates, Inc.

REPRESENTING

USLIFE TITLE INSURANCE
Company of New York

mail to:
William A. Thaler
P. O. x 2255