6381 01/10 71.90- CHECK

WARRANTY DEED

THOMAS M. EVANS, ATTORNEY
THIRD NATIONAL BANK BUILDING
NASHVILLE, TENNESSEE 37219

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ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ray K. Binnion, et ux. (NAME:)	Ray K. Binnion, et ux. (NAME:)	94 2 138
813 Evergreen Trail (STREET ADDRESS OR ROUTE NUMBER)	813 Evergreen Trail (STREET ADDRESS)	94 2 137
Madison Tenn. 37115 (CITY) (P. O. ZONE) (STATE)	Madison Tenn 37115 (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Twenty-four Thousand and no/100 ($24,000.00)--

---DOLLARS

cash in hand paid by Ray K. Binnion and wife, Mary M. Binnion, the receipt of which is hereby acknowledged, we,

THOMAS E. MARTIN and wife, DARLENE L. MARTIN,

have bargained and sold, and by these presents do transfer and convey unto the said RAY K. BINNION and wife, MARY M. BINNION,

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. 69 and 70 in the United Electric Railway's Addition to Nashville, a plan of which is of record in Book 161, page 8, Register's Office for said County.

Said Lots Nos. 69 and 70 front 100 feet on the southerly side of Electric Avenue and run back between parallel lines with the westerly margin of South 19th Street, one hundred and fifty (150) feet to an alley.

Being the same property conveyed to Thomas E. Martin and wife, Darlene L. Martin, by deed from Edwin B. Raskin, Trustee, of record in Book 5550, page 159, Register's Office of Davidson County, Tennessee.

THOMAS M. EVANS, JR. NOTARY PUBLIC DAVIDSON CO.

STATE OF TENNESSEE
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 24,000.00

Subscribed and sworn to before me, this the 9th day of January 19 80

Affiant

My commission expires: 8 August 15 81

(Affix Seal)

Notary Public

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This is improved (X) property, known as 1808-1810 Electric Avenue (House Number) Nashville (Street) Tennessee (P. O. Address: City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Ray K. Binnion and wife, Mary M. Binnion, their *heirs and assigns, forever. And* we *do covenant with the said* Ray K. Binnion and wife, Mary M. Binnion, *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.,* except taxes for the year 1980 which have been prorated and assumed by the grantees.

And we, Thomas E. Martin and wife, Darlene L. Martin, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Ray K. Binnion and wife, Mary M. Binnion, their *heirs and assigns against the lawful claims of all persons whomsoever. Witness* our *hand* s *this* 7th *day of* January, *19* 80, ~~the corporate party, if any, having caused its name to be signed hereto by its president, by authorized officers on its said day and date.~~

Thomas E. Martin

Thomas E. Martin

Darlene L. Martin

Darlene L. Martin

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, ..., *a Notary Public in and for said County and State, the within named*.....

.....

.....

the bargainor....., *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....., *Tennessee, this*..... *day of*....., *19*.....

....., *Notary Public.*

Commission Expires.....

STATE OF Arizona
COUNTY OF Maricopa

Personally appeared before me, May O. Tansley, *a Notary Public in and for said County and State, the within named*.....

THOMAS E. MARTIN and wife, DARLENE L. MARTIN.

.....

*the bargainor*s..., *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 Phoenix, Arizona, *this* 7 *day of* January, *19* 80.

....., *Notary Public.*

Commission Expires December 26, 1981.

STATE OF TENNESSEE
COUNTY OF DAVIDSON.

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared*....., *with whom I am personally acquainted, and who, upon oath, acknowledged*.....*self to be*..... .....*of the* ....., *the within named bargainor, a corporation, and that* .....*he as such*....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by*.....*self as*.....

Witness my hand and seal, at office in.....,
this.....*day of*....., *19*.....

.....
Notary Public

Commission Expires.....

IDENTIF. REFERENCE

JAN 10 9 18 AM '80

REGISTER
DAVIDSON COUNTY, TENN.

RUSH

7157-2

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			2400.00- CO	
			62.40 CO TX	
			.50 PRFEE	
			3.00 MOFEE	
			CHECK	71.90-
6381A01/10/80			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 7 1 5 7 2

IDENTIF. REFERENCE

JAN 10 9 18 AM '80

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 735926