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

ROGER BINKLEY and NANCY B. GILLESPIE, EXECUTORS OF THE ESTATE OF LEARTON P. BINKLEY

TO: (Deed)

BOOK 5592 PAGE 117

ROGER BINKLEY and NANCY B. GILLESPIE, TRUSTEES OF PART I AND PART II UNDER THE WILL OF LEARTON P. BINKLEY

IN ORDER TO SETTLE THE ESTATE of the late Learton P. Binkley under his Will of record in Will Book 116, at page 622, in the County Court Clerk's Office for Davidson County, Tennessee, Grantors, ROGER BINKLEY and NANCY B. GILLESPIE, EXECUTORS OF THE ESTATE OF LEARTON P. BINKLEY, have this day bargained and sold and do hereby transfer and convey unto Grantees, ROGER BINKLEY and NANCY B. GILLESPIE, TRUSTEES OF PART I UNDER THE WILL OF LEARTON P. BINKLEY, a 13,843.85/75,000.00 interest in and to the following described real estate, and unto Grantees, ROGER BINKLEY and NANCY B. GILLESPIE, TRUSTEES OF PART II UNDER THE WILL OF LEARTON P. BINKLEY, a 61,156.15/75,000.00 interest in and to the following described real estate, as tenants in common, and to their successors and assigns forever, said real estate being located in the Fourteenth (14th) Civil District of Davidson County, Tennessee, to-wit:-

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 EXCLUDED THEREFROM is that certain real estate containing 5.6 acres, more or less, heretofore conveyed to the State of Tennessee, Department of Highways for highway right of way purposes.

This also being the same real estate in which Addie Mae Binkley conveyed all of her right, title, claim, and interest to Learton Binkley, by deed of record in Book 5020, at page 128, in the Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the respective interests in and to said real estate unto the Grantees, as tenants in common, their successors and assigns forever.

GRANTORS COVENANT that as Executors they are lawfully seized and possessed of said real estate, and that the same is unencumbered; however, no other or further warranties are made by them.

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IN WITNESS WHEREOF Grantors have executed this instrument on this the 23rd day of January, 1980.

Roger Binkley

Nancy B. Gillespie

Nancy B. Gillespie
Executors of the estate of Learton P. Binkley

STATE OF TENNESSEE
COUNTY OF Montgomery

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, ROGER BINKLEY and NANCY B. GILLESPIE, Executors of the estate of Learton P. Binkley, the within named 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 seal of office on this the 23rd day of January, 1980.

Louise G. Mabry
Notary Public

My commission expires: 9-15-80

RUSH

IDENTIFICATION REFERENCE

APR 18 10 28 AM '80

REGISTER
CLARKSVILLE, TENN.

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