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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 42,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19TH DAY OF AUGUST 19 80

Notary Public

MY COMMISSION EXPIRES: 9-22-84

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Foley & Weiss, Attorneys, 1205 Fidelity Federal Building, Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MICHAEL E. TERRY (NAME)	Mercantile Mortgage Company (NAME)	70-9-161
3100 Curtis Street (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 14569 (STREET ADDRESS)	13DA-46335
Nashville, Tennessee 37207 (CITY) (STATE) (P. O. ZIP)	St. Louis, Mo 63178 (CITY) (STATE) (ZIP)	

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 CHARLES E. BINKLEY and BEN W. CLOSE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MICHAEL E. TERRY and wife BETTY BRADEN TERRY

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:

Being Lot No. 1 on the Plan of the Resubdivision of Lot No. 2, D. E. Ryan Property, as of record in Book 4885, page 177, Register's Office for said County.

Said Lot No. 1 fronts 84.4 feet on the northeasterly side of Curtis Street and extends back 143 feet on the northwesterly line and 96.4 feet on the southeasterly line to a dead line in the rear, measuring 96.41 feet thereon.

Being the same property conveyed to Charles Binkley by deed from D. E. Ryan and wife, Joyce E. Ryan, of record in Book 5465, page 531, said Register's Office. Charles Binkley having since deeded an one-half interest in said lot to Ben W. Close which said deed is being filed for record simultaneously herewith.

THIS conveyance is subject to any and all restrictions and easements of record.

Dorothy Binkley, the wife of Charles E. Binkley and June Close, the wife of Ben W. Close, join in the execution of this deed for the purpose of releasing any and all rights that they may have or be entitled to in the above described property, especially their marital rights.

This is unimproved ( ) improved (XX) property, known as 3100 Curtis Street Nashville, Tennessee 37207
(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 19TH day of AUGUST, 19 80

CHARLES E. BINKLEY

DOROTHY BINKLEY

BEN W. CLOSE

JUNE CLOSE

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, ~~the undersigned~~, a Notary Public in and for said County and State, the within named CHARLES E. LINKLEY and PEN W. CLOSE and Dorothy Binkley ~~and June Close~~

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 ~~Nashville~~, Tennessee, this ~~19TH~~ day of AUGUST 19 ~~80~~

Commission expires 4-20-84

Notary Public

STATE OF TENNESSEE
Davidson 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 purposes 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 14 day of Aug, 19 80.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

CHARLES E. LINKLEY

TO

MICHAEL E. TERRY

G 0 4 3 8 1

IDENTIF. REFERENCE

AUG 26 10 37 AM '80

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 5642 PAGE 343

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
			42500.00- CO	
			110.50 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 117.00-	
8113A08/26/80			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G0.43.81

IDENTIF. REFERENCE

Aug 26 10 37 AM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 776110