BOOK 5657 PAGE 189

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 41,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26TH DAY OF SEPTEMBER 19 80

Notary Public

MY COMMISSION EXPIRES: 4/22/84

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Foley & Weiss, Attorneys, 1208 Fidelity Federal Building, Nashville, TN 37219

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
FINDRIX BOWERS, JR. (NAME)	Mercantile Mortgage Company (NAME)	81-8-117
1825 Delta Avenue, (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 14569 (STREET ADDRESS)	TW-33135
Nashville, Tennessee 37208 (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, BINKLEY & CLOSE CONSTRUCTION COMPANY, a Partnership composed of Charles E. Binkley and Ben Close

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO FINDRIX BOWERS, JR. and wife JACQUELINE BOWERS

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. 376 on the North Nashville Real Estate Company's Plan of record in Book 21, page 105, Register's Office for said County.

Said Lot No. 376 fronts 50 feet on the westerly side of Delta Avenue and extends back between parallel lines, along the southerly margin of Coffee Street, 168.5 feet to an alley in the rear, measuring 50 feet thereon.

Being the same property conveyed to Binkley & Close Construction Company, a partnership composed of Charles E. Binkley and Ben Close, by deed from James R. Hillin and wife, Nancy Hillin, of record in Book 5657, page 186, said Register's Office.

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

This is improved (X) property, known as 1825 Delta Avenue, Nashville, Tennessee 37208
unimproved ( )
(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 my hand this 26TH day of SEPTEMBER, 19 80

~~BINKLEY & CLOSE CONSTRUCTION CO.~~

By: Charles E. Binkley
Charles E. Binkley

By: Ben Close
Ben Close

100

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 BINKLEY & CLOSE CONSTRUCTION COMPANY, a partnership by Charles E. Binkley and Ben Close, Partners

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, Tennessee, this 26TH day of SEPTEMBER 1980.

Commission expires 4/22/84

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 _____ day of _____, 19____.

My commission expires _____

Notary Public

WARRANTY DEED

FROM
BINKLEY & CLOSE CONSTRUCTION CO.

TO
FINDRIX BOWERS, JR.

G. I. 0. 0. I. 6

IDENTIF. REFERENCE

SEP 29 11 23 AM '80

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

05/29 114.40 CHECK

5085

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
			41500.00- CO	
			107.90 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 114.40-	
5085A09/29/80			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G.I.O.I.G.

IDENTIF. REFERENCE

SEP 29 11 23 AM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 782847