133 10/23 47.84- CHECK

BOOK 5668 PAGE 578 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 15,900

Susan B. Montgomery
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF October 1980

Notary Public

MY COMMISSION EXPIRES: July 28, 1983

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
N. Eddie Montgomery, Buck, Baker & Baker, 6th Floor, United American Bank Bldg, Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Susan B. Montgomery, et vir	Same	92-13
(NAME)	(NAME)	
4301 Gray Oaks Drive		40
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37204		11W-70410
(CITY) (STATE) (P. O. ZIP)	(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, RICHARD C. BINKLEY and wife, MARGIE H. BINKLEY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO SUSAN B. MONTGOMERY

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 the easterly part of Lot No. 1 of Block No. 8 on the Plan of Charlotte Park Company's Second Addition, as of record in Book 57, page 160 and 161, and the easterly part of a triangular lot lying between said Lot No. 1 and Lot No. 2 of Block No. 8 on the Plan of Plummer Place, as of record in Book 161, page 39, Register's Office for Davidson County, Tennessee, said part of Lot No. 1 and the triangular lot front together 50 feet on the northerly side of Park, formerly First Avenue and run back between parallel lines, with the westerly margin of 37th Avenue North, formerly Pilcher Avenue, 150 feet to an alley.

Being the same property conveyed to Elmore R. Upchurch and wife, Judith A. Upchurch and Richard C. Binkley and wife, Margie H. Binkley, by deed from Edwin R. Sutton and wife, Patricia Ann Sutton, of record in Book 5263, page 973, Register's Office for Davidson County, Tennessee; the said Elmore R. Upchurch and wife, Judith A. Upchurch, having conveyed their one-half undivided interest in the property to the said Richard C. Binkley and wife, Margie H. Binkley, by deed of record in Book 5356, page 586, Register's office for said county.

unimproved ( ) This is improved (X) property, known as 3700 Park Avenue, Nashville, Tennessee
(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 17th day of October, 19 80

Richard C. Binkley
RICHARD C. BINKLEY

Margie H. Binkley
MARGIE H. BINKLEY

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, C. David Crowell, a Notary Public in and for said County and State, the within named Richard C. Binkley and Margie H. Binkley

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 17th day of October, 1980.

Commission expires January 15, 1983

C. David Crowell
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
RICHARD C. BINKLEY, et ux

TO
SUSAN B. MONTGOMERY

G. 1. 4 0. 0 5

IDENTIF. REFERENCE

RUSH

OCT 23 10 06 AM '80

FELIX Z. WILSON JR. 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 5668 PAGE 580

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

15900.00- CO
41.34 CO TX
.50 PRFEE
6.00 WDEED
CHECK 47.84-
0133A10/23/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G.I.4005

IDENTIF. REFERENCE

OCT 23 10 06 AM '80

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

No. 787729