This instrument prepared by: Homer R. Ayers, Attorney, 100 New Long Hollow Pike, Goodlettsville, TN 37072

WARRANTY DEED

BOOK 5691 PAGE 161

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
GARY S. BINKLEY	SAME	Map 25-08
(NAME)	(NAME)	
500 Dickerson Road		Parcel 79
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Goodlettsville, TN 37072		GO 00435
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ---------TEN AND 00/100---------
---------($10.00)--------- *Dollars,*

cash in hand paid, and other good and valuable considerations, receipt of which is hereby acknowledged,

JOYCE ESTES ADKINS, single,
hereinafter referred to as Grantor,

have this day bargained and sold, and do hereby transfer and convey unto the said GARY S. BINKLEY,
hereinafter referred to as Grantee, his

(successors), heirs and assigns, *certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 3 and the north half of Lot No. 2 of Block "H" on the Map of the 3rd Addition to Roscoe Place, of record in Book 843, page 74, Register's Office for said County, described as follows:

Said lot and part of said lot adjoin and front together 75 feet on the easterly side of Dickerson Pike and run back between parallel lines 200 feet, along the south margin of Hollywood Street, to a dead line in the rear on which they measure 76.5 feet.

Being the same property conveyed to Joyce Estes Adkins by deed from James T. Lawson of record in Book 5542, page 668, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 55,000.00

Subscribed and sworn to before me, this the 12, day of December 19 80

Affiant Gary S. Binkley

My commission expires 5-14-81 (Affix Seal) Notary Public

This is unimproved ( ) improved ( ) property, known as ..... (House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said
Grantee, his (successors),
heirs and assigns forever I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said*
Grantee, his
(successors), heirs and assigns, against the lawful claims of all persons.

Witness my *hand this* 12th *day of* December *19* 80 *the corporate party, if any, having caused its name to be signed hereto by the duly authorized officers on said day and date.*

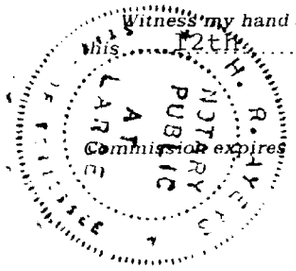
Joyce Estes Adkins

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JOYCE ESTES ADKINS, single, the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Madison, Tennessee, this 12th day of December, 19 80.



Notary Public

Commission expires 2-14-81

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 .....

598 12/16 149.50- CHECK

G 2 2 1 8 7

IDENTIF. REFERENCE

Dec 16 1 41 PM '80

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM
JOYCE ESTES ADKINS
TO
GARY S. BINKLEY

Compliments of
Commonwealth Title Agency of Nashville, Inc.
Suite 106, Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115

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
			55000.00-	CO
			143.00	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	149.50-
059BA	12/16/80	BAL		.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G221-87

IDENTIF. REFERENCE

DEC 16 1 41 PM '80

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 797856