This instrument prepared by:
SCHULMAN, PRIDE & LE ROY
P. O. BOX 2707
NASHVILLE, TENN. 37219

BOOK 5716 PAGE 529

2525

03/02/81 79.30 CHECK

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Charles E. Binkley (NAME)	Fidelity Federal Savings and Loan Association	Map 70-9
121 OAK VALLEY DR (STREET ADDRESS OR ROUTE NUMBER)	Fourth and Union (STREET ADDRESS)	Par. 1
NASHVILLE TN 37207 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37219 (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 consideration, the receipt of which is hereby acknowledged, including the assumption of a Deed of Trust executed in favor of Fidelity Federal Savings & Loan Association of record in Book 5522, Page 327, Register's Office for Davidson County, Tennessee, and a Note of even date in the original principal amount of $22,400.00, payable as specified therein,

Randall G. Mayberry, has ~~does~~ this day bargained and sold, and ~~do~~ hereby transfer and convey unto the said Charles E. Binkley, a married man, his ~~XXXXXX~~ heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 15 on the Map of Alpine Terrace, as of record in Book 421, Page 131, Register's Office for Davidson County, Tennessee.

Said Lot No. 15 fronts 210 feet on the northerly margin of Lincoln Street and fronts a total of 378.5 feet on the easterly margin of Alpine Park Avenue South and runs back 143 feet on the northerly line and 337.4 feet on the easterly line to a point of intersection.

Being the same property conveyed to Randall G. Mayberry, a single person, by Deed from Everett Edward Templeton and wife, Wanda A. Templeton, of record in Book 5522, Page 324, Register's Office for Davidson County, Tennessee.

Selena L. Mayberry, wife of the Grantor, joins in this conveyance for the purpose of releasing and conveying any interest in the above-described property which she might have might by reason of the marital status.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 28,000.00

Subscribed and sworn to before me, this the 27th day of February 19 81

Affiant: x Randall G. Mayberry

My commission expires: 6-2-81 (Affix Seal)

Notary Public: Connie D. Smith

This is unimproved ( ) improved (X) property, known as 3220 Lincoln Avenue, Nashville, Tennesseee 37218
(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 Charles E. Binkley, his ~~XXXXXXX~~ 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., except as hereinabove set forth and for 1981 taxes which are a lien but not yet due and payable and which the Grantee agrees to assume and pay. I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said Charles E. Binkley, his ~~XXXXXXX~~, heirs and assigns, against the lawful claims of all persons.

Witness our hands this 27th day of February, 1981, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Randall G. Mayberry

Randall G. Mayberry

Selena L. Mayberry

Selena L. Mayberry

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, Annie F. Smith, *a Notary Public in and for said County and State,* Randall G. Mayberry and wife, Selena L. Mayberry

*the within named 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* 27th *day of* February, *19*81.

Annie F. Smith *Notary Public*

Commission expires 6-2-81

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 .....

WARRANTY DEED

FROM

RANDALL G. MAYBERRY

TO

CHARLES E. BINKLEY

G 31440

IDENTIFICATION REFERENCE

MAR 2 3 59 PM '81

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 5716 PAGE 531

FOR _____

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

2600.00-	CO	
72.80	CO TX	
.50	PRFEE	
6.00	WDE.D	
	CHECK	79.30-
2525A03/02/81	BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 3 1 4 4 Q

IDENTIF. REFERENCE T

MAR 2 3 59 PM '81

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 809322