BOOK 6006 PAGE 288

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF ~~DAVIDSON~~ } SUMNER

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

$28,000.00 Ray K. Binnion
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF February 19 83

W.D.
Notary Public

MY COMMISSION EXPIRES: 4/17/86

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David E. Mead, Attorney, 213 N. Main Street, Goodlettsville, TN 37072
NAME — ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
RAY K. BINNION (NAME)	SAME (NAME)	MAP 52-5
813 EVERGREEN TRAIL (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PARCEL 58
MADISON, TN 37115 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	11D 70040

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, MICHAEL W. BROWN and wife, ELIZABETH L. BROWN,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RAY K. BINNION and wife, MARY M. BINNION,

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. 27 in Block "I" on the Revised Plan of Power & Roth, Madison Park Subdivision, as of record in Book 843, Page 7, Register's Office for Davidson County, Tennessee.

SAID Lot No. 27 fronts 60 feet on the southerly side of Emmitt Avenue and runs back 207 feet, more or less, on the easterly line and 200 feet, more or less, on the westerly line to a dead line on which it measures 75 feet, more or less.

BEING the same property conveyed to the within named Grantors by deed of record in Book 5795, Page 553, Register's Office for Davidson County, Tennessee.

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

PROPERTY TAXES for the year 1983 to be paid by the Grantees.

This is unimproved ( ) improved (X) property, known as 268 Emmitt Avenue, Madison, TN 37115
(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 11th day of February, 1983.

MICHAEL W. BROWN: Michael W. Brown

ELIZABETH L. BROWN: Elizabeth L. Brown

A-101

OFFICIAL RECEIPT

BOOK 6005 PAGE 289

STATE OF TENNESSEE
~~Davidson~~ Summer County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named MICHAEL W. BROWN and wife, ELIZABETH L. BROWN,

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 Hendersonville, TN, Tennessee, this 11th day of February 1983.

Commission expires 4/17/83

W. K. Georgas, Jr. 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
MICHAEL W. BROWN ET UX

TO
RAY K. BINNION ET UX

H 30880

IDENTIF. REFERENCE

Feb 14 8 17 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

REGISTER, PLEASE RETURN TO:
W. K. GEORGAS, JR.
P. O. BOX 1733
HENDERSONVILLE, TN 37075

6948 02/14 79.30- CHECK

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 6005 PAGE 290

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
			28000.00- CO	
			72.80 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	79.30-
			6948A02/14/83 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H30880

IDENTIFICATION REFERENCE

Feb 14 9 17 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 929115