ADDRESS NEW OWNER AND
SEND TAX BILLS:
Mid American Properties, Inc
324 Westchester Dr
Madison, Tn 37115

This instrument prepared by:
CARL H. OLDHAM
Attorney at Law
Hendersonville, Tennessee

Map Parcel No.
72-2 Parcel 113
72-3 Parcel 5

WARRANTY DEED

BOOK 6187 PAGE 292

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, LETHA DOUGLAS ADAMS BINKLEY, hereinafter called the GRANTOR, has this day bargained and sold and by these presents does transfer and convey unto MID-AMERICAN PROPERTIES, INC., hereinafter called the GRANTEE, its successors and assigns forever, the following described property, to wit:

Three tracts or parcels of land in Davidson County, State of Tennessee, and more particularly described as follows:

Tract No. 1: Being the northerly 60 feet of the easterly 150 feet of Lot No. 3, on the Plan of Patterson and Young's Subdivision, Gallatin Road, as of record in Book 547, Page 38, Register's Office for said County.

Said part of Lot No. 3, fronts 60 feet on the westerly margin of Gallatin Road and extends back between parallel lines 150 feet to a dead line.

Tract No. 2: Being a part of Lot 3 of the Patterson and Young Subdivision, as of record in Book 547, Page 38, Register's Office for said County.

Beginning at an iron pin 455 feet, more or less, in a southerly direction from the southwest corner of Gillock Street and Gallatin Pike; said distance being measured along the westerly margin of Gallatin Pike present right-of-way line; thence in a westerly direction a distance of 148.7 feet to an iron pin; said boundary line being the present recognized southerly boundary line of W. G. Adams and the present recognized northerly boundary line of Edward R. Adams and wife, Frances W. Adams; thence in an easterly direction to the westerly margin of Gallatin Pike; thence in a northerly direction along the westerly margin of Gallatin Pike a distance of eight inches to the point of origin.

Tract Nos. 1 and 2 were devised to Letha Douglas Adams by will of W. G. Adams, deceased, of record in Will Book 82, Page 121, Probate Court for Davidson County, Tennessee.

Tract No. 3: Being a part of Lot No. 3, of the Patterson and Young Subdivision of record in Book 547, Page 38, Register's Office for said County.

Being that part of said lot beginning at an iron pin 150 feet from the westerly margin of Gallatin Road along the northerly margin of Lot No. 3 of the Patterson and Young

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365 WEST MAIN STREET
HENDERSONVILLE, TENNESSEE
37075
615-824-0989

Subdivision recorded in Book 547, Page 38, Register's Office for said County; thence with the northerly margin of Lot No. 3 north 63 degrees 0' west 215 feet to a post; thence south 1 degree 30' west, 174.5 feet with the westerly margin of Lot No. 3 to a point; thence south 69 degrees 26' east, 165.1 feet to an iron pin; thence north 27 degrees 0' east 80.9 feet to an iron pin; thence north 63 degrees 0' west, 18.5 feet; thence north 27 degrees 0' east 60 feet to the point of beginning.

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Being the same property conveyed to Letha Douglas Adams, as Letha A. Adams, by deed from Artie G. Brooks of record in Book 4284, Page 632, Register's Office for Davidson County, Tennessee. The said Letha Douglas Adams now married to Edwin L. Binkley, Jr.

Edwin L. Binkley, Jr., husband of Letha Douglas Adams Binkley, joins in this conveyance for the purpose of conveying all his marital rights, title and interest in and to said property.

Subject to easements of record and to leases assigned to Buyer.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to the GRANTEE, its successors and assigns, forever.

AND THE GRANTOR covenants with the GRANTEE that she is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

THE GRANTOR further covenants and binds herself, her heirs, successors, and representatives to warrant and defend the title to the said land to the GRANTEE its successors, and assigns against the lawful claims of all persons whomsoever.

Part of the consideration of this conveyance is secured by a deed of trust recorded simultaneously herewith.

IN WITNESS WHEREOF, the GRANTOR has hereunto set their hand on this the 1st day of December, 1983.

Letha Douglas Adams Binkley
LETHA DOUGLAS ADAMS BINKLEY

Edwin L. Binkley, Jr.
EDWIN L. BINKLEY, JR.

IDENTIF. REFERENCE
H 9 0 0 1 5.
DEC 9 10 12 AM '83
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN

CARL H. OLDHAM
ATTORNEY AT LAW
385 WEST MAIN STREET
HENDERSONVILLE, TENNESSEE
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615-824-0989

STATE OF TENNESSEE

COUNTY OF SUMNER

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Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named LETHA DOUGLAS ADAMS BINKLEY AND HUSBAND, EDWIN L. BINKLEY, JR., the bargainor 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, Tennessee, this the 1st day of Dec, 1983.

Paulette L. Adkerson
NOTARY PUBLIC

My Commission Expires:
1-21-87

STATE OF TENNESSEE

COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $275,000.00.

X James H Benson
AFFIANT

Subscribed and sworn to before me, this the 1st day of Dec, 1983

Paulette L. Adkerson
NOTARY PUBLIC

My Commission Expires:
1-21-87

CARL H. OLDHAM
ATTORNEY AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TENNESSEE
37075
615-824-0989

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

RECEIVED OF _____

FOR _____

BOOK 6187 PAGE 295

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

275000.00- CAMT.
715.00 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 724.50-
6940A12/05/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 9.00 15

IDENTIF. REFERENCE

DEC 5 10 12 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 997629