This Instrument Prepared By: Homer R. Ayers, Attorney
100 Long Hollow Pike, Goodlettsville, TN 37072

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Turner G. Binkley, ET AL (NAME)	Turner G. Binkley (NAME)	Map 16
2215 Union Hill Road (STREET ADDRESS OR ROUTE NUMBER)	2215 Union Hill Road (STREET ADDRESS)	Parcels 145 &146
Goodlettsville, TN 37072 (CITY) (P. O. ZONE) (STATE)	Goodlettsville, TN 37072 (CITY) (ZONE) (STATE)	

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For and in Consideration of the sum of ----------$10.00----------

----------TEN AND NO/100---------- *DOLLARS*

Cash in hand paid by the Grantees herein, and other good and valuable considerations, the receipt of which is hereby acknowledged,

T2G3485
12938 5
IDENTIFICATION REFERENCE
JUN 15 10 09 AM '84
REGISTER
DAVIDSON COUNTY, TN

We, CARSON B. SPIVEY and wife, NANCY M. SPIVEY, as Grantors .....*have bargained and sold, and by these presents do transfer and convey unto the said* TURNER G. BINKLEY and EDWARD P. BINKLEY, as tenants in common, Grantees, their ..... *heirs and assigns, a certain tract or parcel of land in* ....Davidson.....*County, State of Tennessee, described as follows, to-wit:*

A certain tract or parcel of land in Davidson County, Tennessee, described according to a survey of the S. E. Binkley property by Parrish Ragan, Inc., Surveyors, dated March 29, 1976, as follows:

BEGINNING at an iron pin, the northwest corner of this tract, a common corner to Leonard Sterry and Paul C. Stone; thence with the line of Stone, S 77° 19' 40" E 166.5 feet to an iron pin; thence S 12° 26' 53" W, and crossing Union Hill Road, 3,792.23 feet to an iron pin in the line of F. W. Gray near an old fence line; thence with the line of Gray, N 77° 03' 54" W 480.0 feet to an iron pin at a fence post in the line of J. V. Edwards; thence N 12° 38' 54" E 158.12 feet to an iron pin; thence N 12° 30' 50" E, and crossing Union Hill Road, 3,493.41 feet to an iron pin, a corner to Mrs. Mildred Gafford and Leonard Sterry; thence with the line of Sterry, N 10° 45' 00" E 140.0 feet to the point of beginning and containing 14.31 acres, more or less.

Being the same property conveyed to Carson B. Spivey and wife, Nancy M. Spivey, by Quitclaim Deed from Carson B. Spivey, of record in Book 5907, page 652, Register's Office, Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 21,465.00

Subscribed and sworn to before me, this the 13th day of June, 19 84

Affiant

My commission expires: 1-20-85

(Affix Seal)

Notary Public

THIS INSTRUMENT PREPARED UPON INFORMATION FURNISHED BY THE PARTIES

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

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,* except 1984 State and County taxes assumed in full by Grantees without prorations.

And We, the Grantors ..... *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.*

Witness our *hand*'s *this* 13th *day of* June, *19* 84, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Carson B. Spivey

Carson B. Spivey

Nancy M. Spivey

Nancy M. Spivey

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, *a Notary Public in and for said County and State, the within named* Carson B. Spivey and wife, Nancy M. Spivey

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 Goodlettsville, *Tennessee, this* 13th *day of* June, *19* 84.

Notary Public.

Commission Expires 1-20-85

STATE OF
COUNTY OF

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named ...

the bargainor..., with whom I am personally acquainted, and who acknowledged that ... executed the within instrument for the purposes therein contained.

Witness my hand and official seal at ..., this ... day of ..., 19....

Notary Public.

Commission Expires ...

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 ...

OFFICIAL RECEIPT

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

RECEIVED OF _____

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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

21465.00- CAMT.
55.90 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 65.40-
5317A06/15/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 2 9 3 8 5

IDENTIF. REFERENCE

JUN 15 10 09 AM '84

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

No. 0044607