STA
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 76,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF MAY, 1989

Notary Public

MY COMMISSION EXPIRES: 07/14/92

(AFFIX SEAL)

BOOK 7852 PAGE 211

THIS INSTRUMENT WAS PREPARED BY

METROPOLITAN FEDERAL S & L ASSN. P.O. BOX 995, NASHVILLE, TN 37202-0993

NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NUMBERS
JOE P.BINKLEY, SR. etux (NAME)	METROPOLITAN FEDERAL S & L ASSN (NAME)	109-221
1435 STEWARTS FERRY PIKE (STREET ADDRESS OR ROUTE NUMBER)	P.O. BOX 995, (STREET ADDRESS)	4D-19344
HERMITAGE, TN 37076 (CITY) (STATE) (P.O. ZIP)	NASHVILLE, TN 37202-0993 (CITY) (STATE) (ZIP)	

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, JERE S. TICKLE and wife, MARIE TICKLE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOE P. BINKLEY, SR. and wife, DONNA T. BINKLEY

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:

Tract III: Land in the 2nd Civil District of Davidson County, Tennessee, being Lot No. 2 on the Plan of Stewart Hills Subdivision of record in Book 5800, page 121, said Register's Office, to which plan reference is hereby made for a more complete description.

Included in the above lot's description and in this conveyance are a permanent 25 foot access and utility easement and a 10 foot electric powerline easement, which easements are contiguous and run from the south margin of the said lot south to Stewarts Ferry Pike, and further, a sewage soil absorption system easement, all of which easements are more fully described in a Subdivision Plat of record in Book 5800, page 121, Register's Office of Davidson County, to which plat reference is here made.

Being the same property conveyed to Jere S. Tickle and wife Marie Tickle by deed from Sally Foster Stewart and Dwight Ernest Hill of record in Book 6117, page 865, Register's Office for Davidson County, Tennessee.

This conveyances is subject to the 1989 taxes which have been pro-rated. The Plan of record in Book 5800, page 121, said Register's Office, shows an Owners Certificate, certain setback lines, and an electric power line easement and certain notes, and a 25 foot access and utility easement. Easement for disposal area of record in Book 5963, page 837, said Register's Office, to the owners of Lot 2 on the Plan of Stewart Hills of record in Book 5800, pages 121, said Register's Office for Davidson County, Tennessee.

unimproved ( ) property, known as 1443 STEWARTS FERRY PIKE, HERMITAGE, TN 37076
this is improved (X) (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 hands this 26th day of MAY, 19 89

x Jere S. Tickle
JERE S. TICKLE

x Marie Tickle
MARIE TICKLE

STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JERE S. TICKLE and wife, MARIE TICKLE

the bargainor, s ___, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at NASHVILLE, Tennessee, this 26TH day of MAY, 19 89.

Jane E. Atkinson
Notary Public

Commission Expires 07/14/92

STATE OF TENNESSEE }
Davidson County }

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____ executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

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

_____
Notary Public

Commission Expires _____

0909 05/30 0101 03CHECK 247.40

WARRANTY DEED

FROM

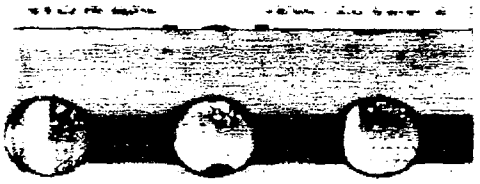
TO

ATTORNEYS TITLE
A Minnesota Title Company

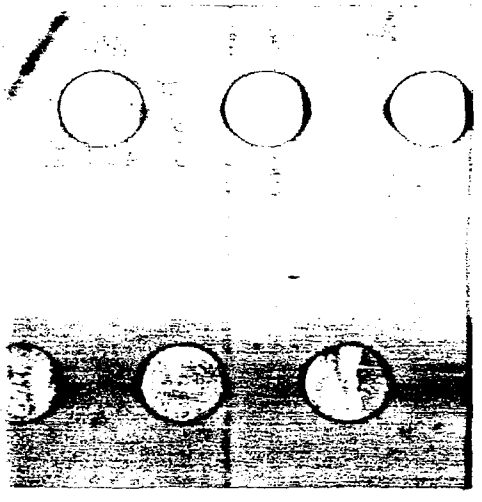
SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

3690

MAY 30 4 09 PM '89







OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7852 PAGE 213

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT	73000.00
CON TX	240.90
PRFEE	0.50
MDEED	6.00
TOTAL	247.40
CHECK	247.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 05-30-89 10 0001 0909

3690U

May 30 4 09 PM '89

No. 214273