BOOK 8566 PAGE 925

THIS INSTRUMENT PREPARED BY:

WATTS, UNDERWOOD & RUBENFELD, ATTORNEYS
2000 Richard Jones Road, Suite 150
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $39,900.00.

Affiant

Subscribed and sworn to before me this 21st day of February, 1992.

Notary Public

My Commission Expires: 1-23-94

Address New Owner:	Send Tax Bills to:	Map & Parcel Nos.
SCOTT M. McCOY 708 Setliff Place Nashville, Tennessee 37206	FIRST TENNESSEE BANK P.O. Box 1000 Dept. 47 Memphis, Tennessee 38148	MAP 83-06 PARCEL 244

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of THIRTY NINE THOUSAND NINE HUNDRED AND 00/100 ($39,900.00) DOLLARS, cash in hand paid by the hereinafter named Grantee, the receipt of which is hereby acknowledged, I, **NORMAN T. BINKLEY**, unmarried, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **SCOTT M. McCOY**, unmarried, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 19 on the Map of Oliver W. Sharpe's Addition to Nashville, of record in Book 332, page 17, Register's Office for Davidson County, Tennessee.

SAID Lot No. 19 fronts 50.0 feet on the westerly side of Setliff Place and runs back between parallel lines, along the northerly margin of an alley 175.0 feet to another alley in the rear.

BEING the same property conveyed to Ben F. Sweeney and wife, Eula West Sweeney, by deed from R. C. Yarbrough and wife, of record in Book 1472, page 283, Register's Office for Davidson County, Tennessee; the said Ben F. Sweeney having since died and title vesting in Eula West Sweeney as surviving tenant by the entirety. Eula West Sweeney having since married and is now known as Eula West Sweeney Binkley. The said Eula West Sweeney Binkley having since also died and her will of record in Will Book 171, page 567, Probate Court Clerk's Office for Davidson County, Tennesee, having devised subject property to Norman T. Binkley.

This is improved property known as 708 Setliff Place, Nashville, Tennessee 37206.

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

GRANTOR COVENANTS with the said GRANTEE that he is lawfully seized and

possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee.

2. Matters shown on the Map of Oliver W. Sharpe's Addition to Nashville, of record in Book 332, page 17, Register's Office for Davidson County, Tennessee.

GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand on this the 28th day of February, 1992.

Norman T Binkley
NORMAN T. BINKLEY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named NORMAN T. BINKLEY, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 28th day of February, 1992.

Doris M. Myers
Notary Public

My Commission Expires:

7-23-94

8 9 9 6 9 2

IDENTIFICATION REFERENCE

MAR 5 9 17 AM '92

FEE 7.W... DAVIDSON COUNTY, TN

9 03/05 0101 03CHECK 154.63

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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
				CAMT 39900.00
				CON TX 147.63
				PRFEE 1.00
				WDEED 6.00
				TOTAL 154.63
				CHECK 154.63
03/05/92	01			09:16 0001 3399

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8.9.6.9.2

IDENTIFICATION REFERENCE

MAR 5 9 17 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 507876