Sex 17

BOOK 8674 PAGE 297

THIS INSTRUMENT WAS PREPARED BY:
M. NORRIS JENKINS, ATTORNEY AT LAW
Suite 230 - 392 Harding Place, Nashville, TN 37211

WARRANTY DEED

Address of New Owner(s):	Send Tax Bills To:	Map/Parcel Numbers:
Ray K. Binnion	Same	Map 72-16
813 Evergreen Trail		Parcel 99
Madison, TN 37115		15DA35930

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged;

Estate of Balaam H. Davis, deceased,

hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto

Ray K. Binnion,

hereinafter called the Grantee(s), 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. 18 on the Plan of Peerman Heights, as of record in Book 2133, page 3, Register's Office for said County.

Beginning at a point in the westerly margin of Tammany Drive, at the common corner of Lot Nos. 18 and 19; thence with the line between said two lots, westwardly 116 feet to a point, being the common corner of Lot Nos. 17, 18 and 19; thence with the line Lot Nos. 17 and 18, northwestwardly 133.4 feet to a point in the southeasterly margin of Peerman Drive; thence with the margin of the same, and the curve of the same, eastwardly 161.5 feet to a point, the beginning of a curve with a radius of 25 feet; thence around said curve, southwestwardly 39.3 feet to a point in the westerly margin of Tammany Drive; thence with the margin of the same, southwardly 120 feet to the beginning.

Being the same property conveyed to Balaam H. Davis and wife, Louise T. Davis, by deed from Clarence R. Schorer of record in Book 2539, page 83, Register's Office for Davidson County, Tennessee. The said Louise T. Davis having died and Balaam H. Davis being vested title by estate by the entireties and Balaam H. Davis having since died and Ruby Williams DePriest having been appointed Executrix of record in Will Book 178, page 777, Davidson County, Tennessee.

Subject to restrictions of record in Book 2091, page 517, said Register's Office.

This description is the same as used in previous deed.

This is improved property at 1616 Tammany Drive, Nashville, TN.

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(s) their heirs and assigns, forever; and we do covenant with the said Grantee(s) 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 assigns, to warrant and defend title 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 8th day of July, 1992.

RUBY WILLIAMS DePRIEST
Executrix of the Estate of
Balaam H. Davis, deceased

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Witness my hand and official seal at Nashville, Tennessee, this 8th day of July, 1992.

My Commission Expires:
7-24-93

NOTARY PUBLIC

4881 07/13 0101 03CHECK 219.90

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $57,000.00.

AFFIANT

Subscribed and sworn to before me this 8th day of July, 1992.

My Commission Expires:
7-24-93

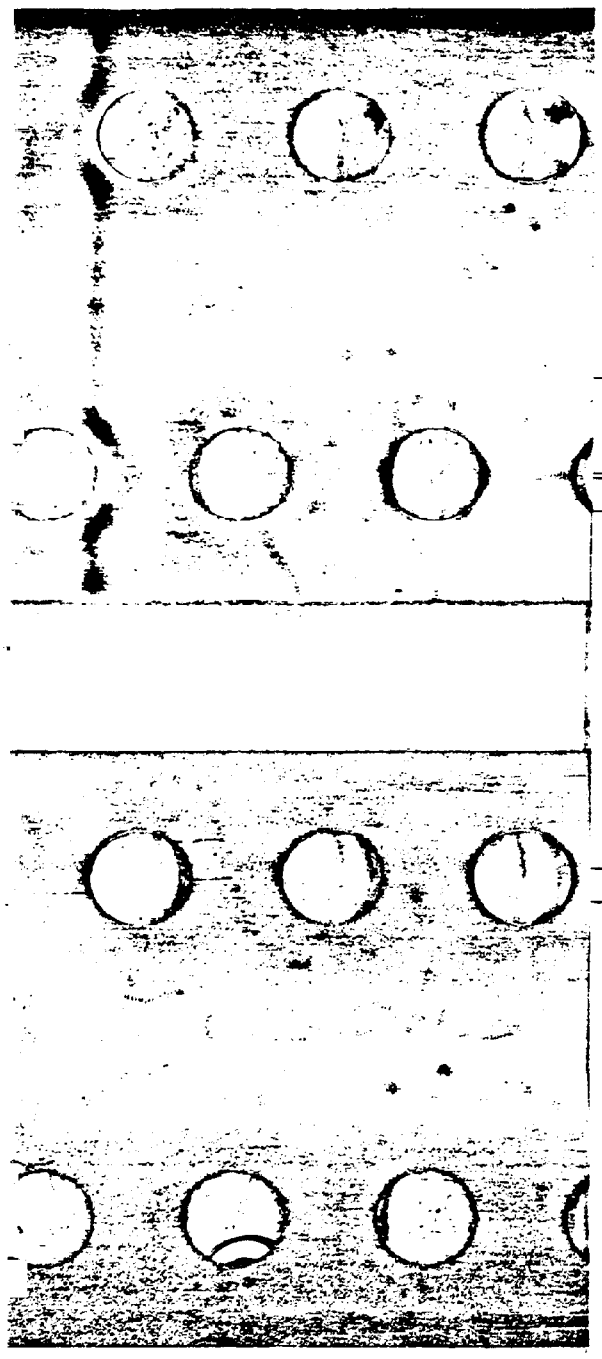
NOTARY PUBLIC

26976

IDENTIF. REFERENCE

Jul 13 10 14 AM '92

DAVIDSON COUNTY TN.



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 57000.00
CON TX 210.90
PRFEE 1.00
WDEED 8.00
TOTAL 219.90
CHECK 219.90
07/13/92 01 10:15 0001 4881

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

26976

IDENTIF. REFERENCE

JUL 13 10 14 AM '92

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY TN.

No. 549632