BOOK 10117 PG 400

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 58,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF June 19 96

Notary Public

MY COMMISSION EXPIRES: May 30, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David J. Waynick, Attorney, 207 Donelson Pike, Nashville, Tennessee 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Odell Binkley, Jr. (NAME)	Odell Binkley, Jr. (NAME)	PART OF
101 Iris Avenue (ADDRESS)	P.O. Box 145 (ADDRESS)	53-16-124
Old Hickory, TN 37138 (CITY) (STATE) (ZIP)	Hermitage TN. 37076 (CITY) (STATE) (ZIP)	

FOR AND 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, Carl Minchey, a married man

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Odell Binkley, Jr., a married man

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:

Land in Davidson County, Tennessee, being Lot No. 1 of a Resubdivision of part of Lot No. 20 of the L & C Insurance Company Subdivision of Dabbs & Elliott Property of record in Plat Book 8250, Page 537, as surveyed by Willis Land Surveying on February 9, 1996, Register's Office of Davidson County, Tennessee.

Being part of the same property conveyed to Carl Minchey by Warranty Deed from Devisees of Mabel C. Erickson, being Hazel Gregory Hill, Mildred Gregory Baker and William Arthur Gregory, of record in Book 9820, Page 259 Register's Office for Davidson County, Tennessee. The entire property was surveyed and replatted by Willis Land Surveyor and is of record in Plat Book 8250, Page 537, Register's Office for Davidson County, Tennessee.

SEE ATTACHED EXHIBIT "A"

0202248
IDENTIF. + REFERENCE
96 JUL 11 AM 9:42
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 101 Iris Avenue, Old Hickory, TN 37138
(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 my hand this 14th day of June 19 96

Carl Minchey

Carl Minchey

Nancy W. Minchey
by attorney in fact Carl Minchey

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 Carl Minchey

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 at Nashville, Tennessee this 14th day of June 1996

Commission expires May 30, 1999

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, ____ a Notary Public within and for the State and County aforesaid, personally appeared ____ and ____ with whom I am personally acquainted and who upon ____ oath(s) acknowledged ____ to be the ____ and ____ respectively of the ____ the within named bargainor, and corporation, and that ____ as such ____ and ____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said ____ as such ____, and attesting the same by the said ____ as such ____.

Witness my hand and official seal at office at ____ on this the ____ day of ____ 19____ .

My commission expires ____

Notary Public

3782 07/11 0101 03CHECK 229.45

EXHIBIT "A"

PREPARED BY:

BOOK 10117 PG 402

WILLIS LAND SURVEYING
345 NORTH CENTER POINT ROAD
PORTLAND, TENNESSEE 37148

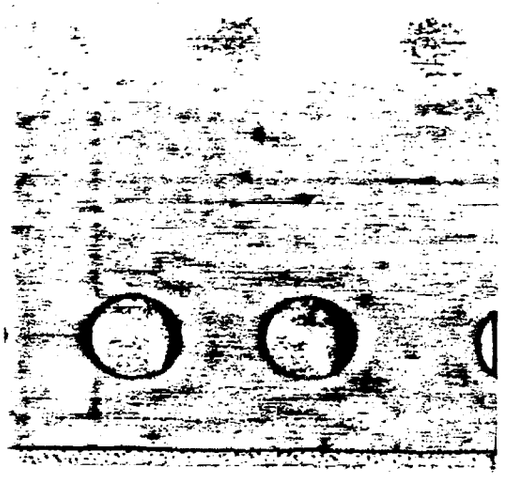
June 14, 1996

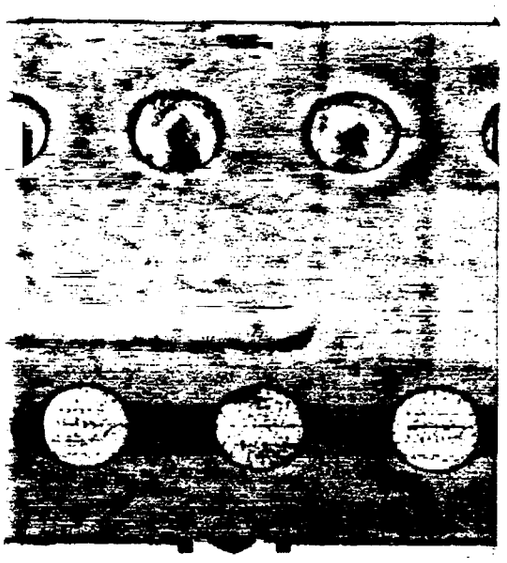
To Whom It May Concern:

The property shown on the final plat of the Carl Minchey property (Plat Book 8250, Page 537 of the Register's Office of Davidson County) represents a survey of all of the property transferred to said Carl Minchey as of record in Deed Book 9820, Page 259, R.O.D.C..

Jan J. Willis, RLS (#1547)

Jan J. Willis





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

RECEIVED OF _____

FOR _____

BOOK 10117 PG 403

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 58500.00
				CON TX 216.45
				PRFEE 1.00
				WDEED 12.00
				TOTAL 229.45
				CHECK 229.45
			07/11/96 01	09:51 0001 3782

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

96 JUL 11 AM 9:42

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

0202248
Identification Reference

No. 1061480