BOOK 10833 PG 526

ADDRESS NEW OWNER and
SEND TAX BILLS:
Edward Binkley
1416 SHANNON PLACE
Old Hickory TN 37138

This instrument prepared by:
CARL H. OLDHAM
Attorney at Law
365 West Main Street
Hendersonville, Tennessee

MAP PARCEL NUMBER:
64 - 3 - B - 130

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, KENDALL J. DAVIS and TAMMY DAVIS VAUGHN, hereinafter called GRANTORS, have this day bargained and sold and by these presents transfer and convey to EDWARD BINKLEY, hereinafter called GRANTEE, his heirs, successors and assigns forever, the following described property, to wit:

> Land located in Davidson County, Tennessee, described as follows:
>
> Being Lot No. 113 on the Plan of Phase Nine, Brandywine Pointe, of record in Book 9700, Page 184, Register's Office for Davidson County, Tennessee.
>
> Being part of the same property conveyed to Kendall J. Davis and Tammy Davis Vaughn by deed of record in Book 10515, Page 493, Register's Office for Davidson County, Tennessee.
>
> Subject to all matters shown on the above referenced plat and to restrictions of record.

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

AND THE GRANTORS covenant with the GRANTEE that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except as herein provided.

THE GRANTORS further covenant and bind themselves, their heirs, successors and assigns to warrant and defend the title to the said land to the GRANTEE, his heirs, successors and assigns against the lawful claims of all persons whomsoever.

OLDHAM & FERGUSON
ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

BOOK 1083 PG 527

IN WITNESS WHEREOF, the GRANTORS have hereunto set their hands on this the 19 day of February, 1998.

KENDALL J. DAVIS

TAMMY DAVIS VAUGHN

98 MAR 11 PM 2:15

IDENTITY REFERENCE
PICK-UP

04 10892

STATE OF TENNESSEE
COUNTY OF Wilson

Personally appeared before me, the undersigned Notary Public of said county, KENDALL J. DAVIS and TAMMY DAVIS VAUGHN, the within named bargainors 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 at office this 19TH day of February, 1998.

NOTARY PUBLIC

My Commission Expires:
Jan. 13, 2002

BARBARA WILKERSON NOTARY PUBLIC WILSON CO. TENN.

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value, whichever is greater for this transfer is $115,000.00.

AFFIANT

Subscribed to and sworn before me, this the 19TH day of February, 1998.

NOTARY PUBLIC

My Commission Expires:
Jan. 13, 2002

BARBARA WILKERSON NOTARY PUBLIC WILSON CO. TENN.

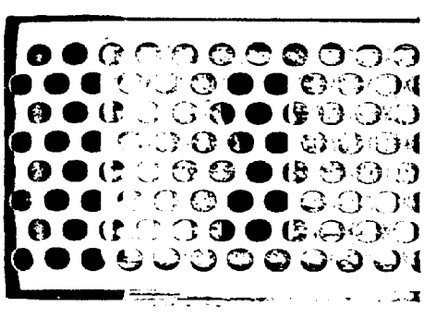
4234 03/11 0101 03CHECK 434.50

OLDHAM & FERGUSON
ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BOOK 10833 PG 528

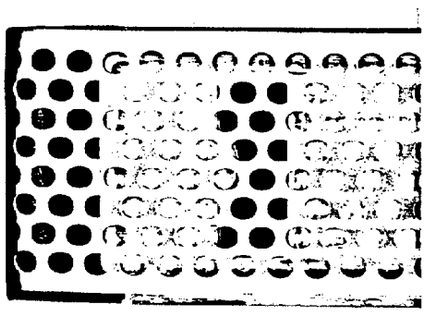
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 115000.00
CON TX 425.50
PRFEE 1.00
WDEED 8.00
TOTAL 434.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 434.50

03/11/98 01 14:14 0001 4234



0410892
IDENTIF. & REFERENCE
98 MAR 11 PM 2:15

No. 1264625