THIS INSTRUMENT PREPARED BY:

Homer R. Ayers, Attorney at Law
303 Frances Street (Zip 37072)
P. O. Box 904
Goodlettsville, TN 37070-0904

Warranty Deed

BOOK 11494 PG. 210

ADDRESS NEW OWNERS:	PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NOS.
Llewellyn-Fowler Stannard, et al 0932 Weeping Willow Way Goodlettsville, TN 37072	Same as New Owner	Map 33 P/O Parcel 72

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, RICHARD C. BINKLEY and wife, MARGIE H. BINKLEY, hereinafter referred to as the "GRANTORS", have bargained and sold and by these presents do transfer and convey unto LLEWELLYN-FOWLER STANNARD, a single woman, and FRED JOSEPH HENLEY, a single man, as joint tenants with survivorship obtaining, hereinafter referred to as the "GRANTEES", 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. 8 on the Plan of Willow Village of record in Plat Book 9700, page 726, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of the said lot.

BEING a part of the same property conveyed to Richard C. Binkley and wife, Margie H. Binkley, by deed from Estelle Parker, a single woman, and D. C. Porter, AKA Dennis Cornell Porter, joined by his wife, Hazel Porter, of record in Book 10042, page 529, Register's Office for Davidson County, Tennessee.

The foregoing description was prepared from a survey dated January 26, 1998, by L. Steven Bridges, Jr., R.L.S. No. 1740.

The mailing address on the above described property is 932 Weeping Willow Way, Goodlettsville, TN 37072.

By this conveyance, the GRANTEES intend that they shall own and hold title to the said property as joint tenants with survivorship obtaining and not as tenants in common--that is, in the event of the death of either of them the survivor shall own and hold title to the said property in fee simple, without any right, claim or demand on the part of the decedent's estate.

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, the GRANTORS, 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 warrant that the same is unencumbered, except as follows:

1. Real Property Taxes for the year 1999, which are a lien, but not yet due and payable, which have been prorated between the parties and will be paid, in full, by the GRANTORS, when due.

2. Subject to any and all matters as they may appear on the plan of record in Book 9700, page 726, Register's Office for Davidson County, Tennessee.

99 MAY 26 AM 10:0
DAVIDSON COUNTY, T

INSTRUMENT # REFERENCE
05911418

And, we, the GRANTORS, 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.

WITNESS our hands on the day and date last acknowledged below.

"GRANTORS"

Richard C. Binkley
RICHARD C. BINKLEY

Margie H. Binkley
MARGIE H. BINKLEY

"GRANTEES"

Llewellyn-Fowler Stannard
LLEWELLYN-FOWLER STANNARD,
a single woman

Fred Joseph Henley
FRED JOSEPH HENLEY, ~~a single man~~

0802 05/26 01:01 03CHECK 380.63

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, RICHARD C. BINKLEY and wife, MARGIE H. BINKLEY, and LLEWELLYN-FOWLER STANNARD, a single woman, and FRED JOSEPH HENLEY, a single man, 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 the 25th day of May, 1999.

Patsy C. Davidson
NOTARY PUBLIC

PATSY C. DAVIDSON
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TN
MY COMMISSION EXPIRES
DECEMBER 6, 2001

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater, for this transfer is $99,900.00.

Fred Joseph Henley
Affiant

Sworn to and subscribed before me, this the 25th day of May, 1999.

Patsy C. Davidson
NOTARY PUBLIC

PATSY C. DAVIDSON
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TN
MY COMMISSION EXPIRES
DECEMBER 6, 2001

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

BOOK 11494 PG. 212

CAMT	99900.00
CON TX	369.63
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	380.63
CHECK	380.63

05/26/99 01 10:07 0001 0802

0591418

IDENTIFICATION REFERENCE

99 MAY 26 AM 10:04

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1465381