PICK-UP

THIS INSTRUMENT PREPARED BY:
ODELL BINKLEY REALTY AND AUCTION, LLC
P. O. BOX 145
Hermitage, Tennessee 37076
Telephone (615) 889-4091

Davidson County DEEDQC
Recvd: 09/29/00 14:31 2pgs
Fees:10.00 Taxes:0.00
20000929-0096515

QUIT CLAIM DEED

NEW OWNERS:	**SEND TAX BILL TO:**	**MAP/PARCEL:**
Odell Binkley, Jr., et ux, Mary Evelyn Binkley 608 Jefferson Drive Mt. Juliet, TN 37122	SAME	85-41 86-186

For and in consideration of the sum of one dollar ($1.00), John Matthew Binkley and wife, Leighsa Binkley (Grantors), by these presents, do hereby transfer and convey their entire interest unto Odell Binkley, Jr., and wife, Mary Evelyn Binkley, (Grantees), their successors, heirs and assigns, that certain parcel or tract of land in Davidson County, State of Tennessee, described as follows, to-wit:

TRACT NO. IV MS-COT:

Beginning at an iron rod situated in the southerly margin of Central Pike, said point being the northeasterly corner of the Riverview Business Center, L.L.C., property of record in Book 10814, Page 896;

Thence, along said road S 72°41'48" E, 225.57 feet to an iron rod situated in the westerly margin of the L & N Railroad:

Thence along said railroad, along a curve to the left, having a central angle of 08°35'30" W, a radius of 2893.34 feet, a tangent of 217.34 feet, a length of 433.86 feet and having a chord which bears S 36°55'10" W, 433.46 feet to an iron rod;

Thence along said railroad, S 32°04'10" W, 55.98 feet to an iron rod;

Thence along said railroad, along a curve to the left, having a central angle of 08°53'29", a radius of 2893.34 feet, a tangent of 224.95 feet, a length or 449.00 feet and having a chord which bears S 27°04'10" W, 448.55 feet to an iron rod;

Thence, along said railroad, S 22°25'07" W, 320.89 feet to an iron rod;

Thence, leaving said railroad, N 67°33'15" W, 164.80 feet to an iron rod;

Thence, N 59°16'48" W, 66.45 feet, to an iron rod;

Thence, N 30°25'09" W, 88.95 feet, to an iron rod;

Thence, N 06°14'18" W, 131.02 feet to and iron rod;

Thence, N 18°20'44" E, 98.74 feet to an iron rod;

Thence, S 71°48'39" E, 180.40 feet to an iron rod;

Thence, N 29°48'39" E, 940.33 feet to the point of beginning and containing 263,040.190 square feet or 6.039 acres of land more or less.

Being a portion of the same property conveyed to MS-COT of record in Book 8987, Page 1, in the Register's Office for Davidson County, Tennessee.

This is unimproved property now known as Tract IV MS-COT.

This conveyance is made subject to all prior encumberances, covenants, restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the property.

Grantors hereby convey said real estate, with appurtenances, estate, title and interest to the said Grantees, their successors, heirs and assigns, insofar as the Grantors may convey said title, but no further or greater.

Witness my hand this 14 day of ~~March~~ Sept, 2000.

John Matthew Binkley
JOHN MATTHEW BINKLEY

Leighsa Binkley
LEIGHSA BINKLEY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned notary public in and for said County and State, John Matthew Binkley and wife, Leighsa Binkley, with whom I am personally acquainted, or who proved themselves to me upon the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes contained therein.

Witness my hand and official seal at Hermitage, Tennessee, this 14 day of ~~March~~ Sept, 2000.

NOTARY PUBLIC
My commission expires: 5/25/2003

ROBERT H. STRATTON NOTARY PUBLIC AT LARGE WILSON CO. TENN.

The actual consideration or value, whichever is greater, for this transfer is $0.00.

SWORN TO AND SUBSCRIBED before me this 14 day of ~~March~~ Sept, 2000.

NOTARY PUBLIC
My commission expires: 5/25/2003

ROBERT H. STRATTON NOTARY PUBLIC AT LARGE WILSON CO. TENN.

Grantors herein convey any Interest in Said Property as the result of Thier association with MS-COT