THIS INSTRUMENT PREPARED BY:

Homer R. Ayers, Attorney-at-Law
303 Frances Street, P.O. Box 904
Goodlettsville, Tennessee 37070-0904

Davidson County DEEDQC
Recvd: 05/19/05 13:54 2 pgs
Fees:12.00 Taxes:0.00
20050519-0056702

Quitclaim Deed

ADDRESS NEW OWNERS:	PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NOS.
H. L. Binkley et ux 2171 Union Hill Road Goodlettsville, TN 37072	Same as New Owner	Map 16 Parcel p/o 60

THIS QUITCLAIM DEED, is made and entered into on the day and date last acknowledged below, by and between H. L. BINKLEY and wife, MARTHA C. BINKLEY, hereinafter referred to as the "GRANTORS", and HUGH L. BINKLEY and wife, MARTHA C. BINKLEY, hereinafter referred to as the "GRANTEES";

W I T N E S S E T H:

FOR AND IN CONSIDERATION of the sum of ONE and NO/100 ($1.00) DOLLAR, cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, H.L. BINKLEY and wife, MARTHA C. BINKLEY, the GRANTORS, have this day bargained, sold and quitclaimed unto HUGH L. BINKLEY and wife, MARTHA C. BINKLEY, the GRANTEES, their heirs or assigns, all of the GRANTORS' right, title and interest in certain real property in Davidson County, Tennessee, described as follows, to-wit:

A certain tract of personal land in the Third Councilmanic District of Davidson County, Tennessee described as follows, to wit:

BEGINNING at a 5/8-inch rod (old), in the centerline of Union Hill Road that is in the westerly property line of Lot 3 as shown on the Boundary Survey of S. E. Binkley Property by Parrish Ragan, Job Number 69-415, dated revised June 24, 1977; from the point of beginning and with the centerline of Union Hill road and with a 844.97-foot radius curve to the left, for an arc length of 642.18 feet, an interior angle of 43 deg. 32 min. 43 sec. and a chord bearing and distance of South 43 deg. 11 min. 25 sec. East, 626.84 feet to a railroad spike (old); leaving said centerline and severing this tract making a new line, South 04 deg. 25 min. 57 sec. East, 1384.86 feet to a 3/4 inch iron rod (old) with no cap; with the westerly property line of Ronald Ray Lanier property as of record in Deed Book 9012, Page 82, R.O.D.C, Tennessee, South 13 deg. 10 min. 33 sec. East 231.83 feet to a nail in post, (old); leaving Ronald Ray Lanier, and with the northerly property line of Nancy Hunter Rossi property as of record in Deed Book 7611, Page 509, R.O.D.C., Tennessee, for the next four calls, North 56 deg. 34 min. 50 sec. West, 173.00 feet to an iron rod (new); North 57 deg. 17 min. 07 sec. West, 205.50 feet to an iron rod (new); North 54 deg. 53 min. 06 sec. West, 227.24 feet to a 15-inch Walnut Tree; North 33 deg. 04 min. 49 sec. West, 369.75 feet to a 3/4-inch iron rod (old); with the easterly property line of Francis W. Gray and wife, Sarah P. Gray, property as of record in Deed Book 2149, Page 609, R.O.D.C., Tennessee, North 12 deg. 28 min. 05 sec. East, 631.41 feet to a wooden fence post, (old); with the easterly, northerly and easterly property lines of J.A. Binkley, et al property as of record in Deed Book 737, Page 499, R.O.D.C., Tennessee, North 23 deg. 33 min. 06 sec. East, 231.13 feet to an iron rod (new); continuing with said J.A. Binkley, et al, North 82 deg. 39 min. 45 sec. West, 235.51 feet to an axle (disturbed), (old); continuing with said J.A. Binkley, et al, North 12 deg. 14 min. 00 sec.

East, 571.09 feet to the Point of Beginning and continuing 807,619 square feet or 18.540 acres, more or less, as calculated by the above courses and distances.

BEING part of the same property conveyed to H. L. Binkley a/k/a Hugh L. Binkley and wife, Martha C. Binkley by deeds of record in Book 4518, page 612 and Book 4575, Page 887, Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may effect the premises.

IN WITNESS WHEREOF, the undersigned have hereunto set their hands this the 18 day of May, 2005.

H.L. BINKLEY a/k/a HUGH L. BINKLEY

MARTHA C. BINKLEY

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, H.L. BINKLEY a/k/a HUGH L. BINKLEY and wife, MARTHA C. BINKLEY, 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 and official seal this the 18th day of May, 2005.

HOMER R. AYERS
Notary Public At Large
Exp. 8/20/2005
STATE OF TENNESSEE

NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is NONE.

AFFIANT

Sworn to and subscribed before me this the 18th day of May, 2005.

NOTARY PUBLIC

HOMER R. AYERS
Notary Public At Large
Exp. 8/20/2005
STATE OF TENNESSEE