THIS INSTRUMENT PREPARED BY:
GREGORY M. GALLOWAY
ATTORNEY AT LAW
101 ANTIOCH PIKE
NASHVILE, TN 37211
615-333-3933

Karen Johnson Davidson County
Batch# 543502 DEEDQC
12/29/2020 04:01:34 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20201229-0154490

QUITCLAIM DEED

ADDRESS NEW OWNERS	SEND TAX BILLS TO	MAP-PAR NO.
SARAH BINKLEY 2208 UNION HILL RD. GOODLETSVILLE, TN 37012	SAME	

FOR AND IN CONSIDERATION of One dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, LOUISE D. BINKLEY; by these presents do hereby quitclaim and Convey Unto SARAH F. BINKLEY, her successors and assigns, all her right, title and interest in and to the following described tract of land:

A small tract of land in the Ten Civil District of Davidson County, State of Tennessee,
Located on the south side of Union Hill Rd about 3/4 of a mile east of the intersection of the Union Hill Road and the Crocker Springs Road, Being a part of the W. Turner Binkley's 41-1/2 acre tract conveyed to W. Turner Binkley by warranty deed dated April 13, 1940, by Arthur Binkley , Trustee, as of record noted in Book 51, page 440, and recorded in Book 1140, page 107 R.O.D.C., Tennessee.

Beginning at a spike in the center Of Union Hill Road, being in Mrs. C.B. Spivey's East boundary line, running with the center of Union Hill Road S. 64 deg. E. 100 feet, S. 57 deg. 10' E. 100 feet, S. 45 deg. 30' E. 50 feet to spike; thence S. 51 deg. W. 292 feet to a pin in wire fence, being Mrs. C.B. Spivey's east line; North 3 deg. E. 316 feet to the beginning, containing .83 acres.
All bearing and distance shown on Plat surveyed and platted by C.J. Carney, Surveyor, Dec. 19th, 1962.

BEING the same property conveyed to Turner G. Binkley and wife, Della Louise Binkley, by deed from W.T. Binkley and wife Ester Binkley recorded at Book 3610, page 533 Register' Office for Davidson County, Tennessee.

This is an improved property.

Witness our hands this 21st day of Dec. 2020,

Louise Binkley
LOUISE D. BINKLEY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Gary Galloway, a Notary Public in and for said County and State, the within named, LOUISE D. BINKLEY, the grantor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee this 21 day of Dec 2020.

GREGORY M. GALLOWAY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Notary Public

My commission expires: 5-9-23

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for the transfer is $_____-0-_____.

Subscribed and sworn to before me, this the 21 day of Dec 2020.

My commission expires: 5-9-23

(Affix Seal)

Louise Binkley

Notary Public

GREGORY M. GALLOWAY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.