Map. 164
Par. 64 pw

BOOK 1485 PAGE 202

THIS INSTRUMENT PREPARED BY RAYMOND L. BARRETT, CLERK AND MASTER CHANCERY COURT, DAVIDSON COUNTY, TENNESSEE, 402 COURT HOUSE NASHVILLE, TENNESSEE

THIS INDENTURE, made the 9th day of March A.D. 1971, between RAYMOND L. BARRETT, Clerk and Master of the Chancery Court at Nashville, for Davidson County, Tennessee, party of the first part, and WILLIAM N. DEARBORN, TRUSTEE FOR UNDISCLOSED BENEFICIARIES WITH FULL POWER TO SELL, MORTGAGE, OR CONVEY, of Davidson County, State of Tennessee, party of the second part.

WITNESSETH, that by a decree of the said Court, in the cause of HELEN GLADYS AKINS, Complainant, and DOUGLAS BEAUMONT AKINS, Defendant, Rule No. 92042, and entered on page 49 of Minute Book 83, the said Clerk and Master did on the 20th day of January, 1971, sell at public auction the real estate hereinafter described to the said WILLIAM N. DEARBORN, TRUSTEE FOR UNDISCLOSED BENEFICIARIES WITH FULL POWER TO SELL, MORTGAGE, OR CONVEY, for $55,000.00 as appears from the report of said Clerk and Master, made in said cause to the October Term 1970 and entered on page 135 of Minute Book No. 83, and the said consideration having been paid as required by the decree of said Court confirming said report.

NOW, THEREFORE, in order to carry into effect said sale, in pursuance of said decree, and in consideration of the sum of $7.50 paid to said Clerk and Master, the receipt of which is hereby acknowledged, the said RAYMOND L. BARRETT, As such Clerk and Master, does hereby transfer and convey to the said WILLIAM N. DEARBORN, TRUSTEE FOR UNDISCLOSED BENEFICIARIES WITH FULL POWER TO SELL, MORTGAGE, OR CONVEY, and to his heirs and assigns forever, said tract or parcel of land, situated in the County of Davidson and State of Tennessee, and bounded and described as follows - viz:

TRACT 1-B: Said tract lies wholly within the Second Civil District, Davidson County, Tennessee, and is bound in general, by Hamilton Church Road on the north, Akins on the east and west and Lofton on the south.

Commencing at an iron post in the south margin of Hamilton Church Road at the northwest corner of Painter as described in Deed Book 3571, Page 355 RODC, thence with said margin, North 83 degrees 30 min. West 348.2 feet, North 77 degrees 5 min. West 100 feet, North 71 degrees West 80 feet, North 65 degrees 15 min. West 80 feet and North 61 degrees

Burgin Eskew Mackie, Atty
402 C. H. Bank Bldg

10 min. West 25.9 feet to an iron post, the point of beginning, thence continuing with said south margin, North 61 degrees 10 min. West 311 feet to an iron post, thence a new staked line, South 9 degrees West 1422 feet to an iron post in Lofton's north fence line, thence with his north fence line, South 87 degrees 45 min. East 290 feet to an iron post, thence a new staked line, North 9 degrees 15 min. East 1281 feet to the point of beginning and containing 8.8 acres, more or less.

TRACT 1-C: Said tract lies wholly within the Second Civil District, Davidson County, Tennessee, and bound, in general, by Britt on the south, Akins on the east and west and Hamilton Church Road on the north.

Commencing at an iron post in the south margin of Hamilton Church Road at the northwest corner of Painter as described in Deed Book 3571, Page 355 RODC, thence with said north margin, North 88 degrees 30 min. West 348.2 feet, North 77 degrees 5 min. West 100 feet, North 71 degrees West 80 feet, North 65 degrees 15 min. West 80 feet and North 61 degrees 10 min. West 336.9 feet to an iron post, the point of beginning, thence continuing with said south margin, North 61 degrees 10 min. West 255.4 feet to an iron post, thence a new staked line, South 9 degrees 30 min. West 1548 feet to an iron post in Britt's north fence line, thence with his north fence line, South 87 degrees 45 min. East 260 feet to an iron post, thence a new staked line North 9 degrees East 1422 feet to the point of beginning and containing 8.4 acres, more or less.

TRACT 1-D: Said tract lies wholly within the Second Civil District Davidson County, Tennessee, and is bound, in general, by Scruggs on the south, Akins on the east and west and Hamilton Church Road on the north.

Commencing at an iron post in the south margin of Hamilton Church Road at the northwest corner of Painter as described in Deed Book 3571, Page 355 RODC, thence with said north margin, North 88 degrees 30 min. West 348.2 feet, North 77 degrees 5 min. West 100 feet, North 71 degrees West 80 feet, North 65 degrees 15 min. West 80 feet and North 61 degrees 10 min. West 592.3 feet to an iron post, the point of beginning, thence continuing with said South margin, North 61 degrees 10 min. West 208 feet and North 62 degrees 50 min. West 58.7 feet to an iron post, thence a new staked line, South 9 degrees 5 min. West 1682 feet to an iron post in Scrugg's north line, thence with his north line, South 87 degrees 45 min. East 230 feet to an iron post, thence a new staked line, North 9 degrees 30 min. East 1548 feet to the point of beginning and containing 8.5 acres, more or less.

TRACT 1-E: Said tract lies wholly within the Second Civil District, Davidson County, Tennessee and is bound, in general, by Akins on the east and west, Hamilton Church Road on the north and Scruggs on the south.

Beginning at an iron post at the intersection of the south margin of Hamilton Church Road and the east margin of Mt. View Road, said post being North 53 degrees 45 min. East 734.5 feet along the eastern margin of Mt. View Road from the northeast corner of Bryant as recorded in Deed Book 2449, Page 627 RODC, thence with a new staked line, South 8 degrees West 1730 feet to an iron pin, the northwest corner of Scruggs as described in Deed Book 4055, Page 597 RODC, thence with his north line, South 87 degrees 45 min. East 176 feet to an iron post, thence a new line, North 9 degrees 5 min. East 1682 feet to the south margin of Hamilton Church Road, thence with said south margin, North 61 degrees 10 min. West 28.3 feet and North 68 degrees 55 min. West 171 feet to the point of beginning and containing 7.5 acres, more or less.

TRACT 1-F: Said tract lies wholly within the Second Civil District, Davidson County Tennessee and is bound, in general, by Akins and Scruggs on the east, Thompson and May on the south, McCormack, Mathews, and Bryant on the west, and Mt. View Road on the north.

Beginning at an iron post in the southeasterly margin of Mt. View Road and at the northeast corner of Bryant as described in Deed Book 2449, Page 627 RODC, thence with the southeasterly margin of Mt. View Road, North 53 degrees 45 min. East 734.5 feet to an iron post at the point of intersection of the southerly margin of Hamilton Church Road and the southeasterly margin of Mt. View Road, thence a new staked line, South 8 degrees West 1730 feet to an iron pin, the northwest corner of Scruggs, thence with his west fence line, South 1 degree 40 min. West 1017.6 feet to May's northeast corner, thence with the north fence line of May and Thompson, North 88 degrees West 1214.8 feet to McCormack's southeast corner, thence with his and Mathew's east fence line, North 0 degrees 5 min. East 1454.5 feet to Bryant's south boundary line, thence with his south boundary line, North 89 degrees 45 min. East 865 feet to his southeast corner, thence with his east fence line, North 1 degree 25 min. East 796.2 feet to the point of beginning and containing 53.9 acres, more or less.

TO HAVE AND TO HOLD said real estate, with all the hereditaments and appurtenances thereunto belonging, to the said WILLIAM N. DEARBORN, TRUSTEE FOR UNDISCLOSED BENEFICIARIES WITH FULL POWER TO SELL, MORTGAGE, OR CONVEY, and to his heirs and assigns forever, subject to provisions hereinafter set out. The purchaser assumes the taxes for 1971.

I [illegible] is $55,000.00 Christopher S. Olson

Subscribed and [illegible] this 10th day of March 71

Deputy Register W. W. Williams

IN WITNESS WHEREOF, the said RAYMOND L. BARRETT, Clerk and Master as aforesaid, has hereunto set his hand the date first above-written.

R07223

IDENTIF. REFERENCE
MAR 10 3 23 PM '71
REGISTER
DAVIDSON COUNTY, TENN.

CLERK AND MASTER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, LEANDER S. CATO, a Notary Public in and for said State and County, the within-named RAYMOND L. BARRETT, Clerk and Master, the barginor with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal this 9th day of March, 1971.

LEANDER S. CATO NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC

My Commission Expires:
February 3, 1974

[illegible]	CONV	[illegible]			
[illegible] S'TAX			A*	143.00	
[illegible]-PR'FEE			A*	.50	
[illegible]	W'DEED		A*	6.00	* 149.50