THIS INSTRUMENT PREPARED BY: Homer R. Ayers, Attorney at Law
223 Madison Street
Madison, TN 37115

BOOK 5185 PAGE 980

DEED OF CORRECTION

THIS DEED OF CORRECTION made and entered into on this 17th day of August, 1977, by and between RUTH B. ADCOX, Grantor; and FRED BAXTER AND WIFE, MARGUERITE E. BAXTER, Grantees;

WHEREAS, on the 22nd day of July, 1977, by deed recorded in the Register's Office for Davidson County, Tennessee, in Book 5174, page 736, Ruth B. Adcox conveyed to Fred Baxter and wife, Marguerite E. Baxter certain property as described in said deed, being land located in the 24th Civil District of Davidson County, Tennessee; and

WHEREAS, said deed is irregular because said property is improperly described; and

WHEREAS, the parties desire to correct the aforesaid deed.

NOW, THEREFORE, this deed of correction witnesseth:

That for and in consideration of the sum of One and No/100 ($1.00) Dollar paid by Grantees to Grantor this day cash in hand, receipt of which is hereby acknowledged, the Grantor does hereby grant, sell, transfer and convey unto the Grantees the following described real estate, located in the 24th Civil District of Davidson County, Tennessee, and described as follows:

> Beginning at a concrete monument in the northerly right-of-way of the Riley Adcox Road at Edward Baxter's southeast corner and running with Edward Baxter's line N 38° 45' W, 336.00 feet to an iron pin at Garrett's line; thence with Garrett's line N 2° 30' E, 1046.00 feet to a point; thence S 87° 30' E, 150.00 feet to a point; thence S 2° 30' W, 775.62 feet to a point; thence S 42° 54' 45" E, 393.54 feet to a concrete monument in the northerly right-of-way of Riley Adcox Road; thence with a curve to the right having a radius of 315.49 feet, a distance of 100.54 feet to a concrete monument; thence with the right-of-way S 70° 00' W, 132.33 feet to the point of beginning and containing 5.01 acres.
>
> Being the same property conveyed to Frank Adcox and wife, Ruth B. Adcox, by deed from Georgia W. Baxter, et al., of record in Book 2858, page 89, Register's Office for Davidson County, Tennessee, and Frank Adcox having died on July 26, 1963, the said property is now vested in Ruth B. Adcox, in fee simple.

TO HAVE AND TO HOLD the above described real estate, together with all improvements thereon, unto the Grantees, their heirs and assigns in fee simple forever.

And the Grantor covenants that she was duly seized and possessed of said property on the 22nd day of July, 1977; that she had a perfect right to convey the same; that the same was free and clear of all encumbrances, except taxes for the year and as appeared of record; and the title to said property the Grantor will forever warrant and defend against the claims and demands of all persons shomsoever.

IN WITNESS WHEREOF, we have hereunto set our signatures this 17th day of August, 1977.

Ruth B. Adcox
RUTH B. ADCOX, Grantor

Fred Baxter
FRED BAXTER, Grantee

Marguerite E. Baxter
MARGUERITE E. BAXTER, Grantee

STATE OF TENNESSEE:

COUNTY OF DAVIDSON:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, RUTH B. ADCOX, the within named bargainor, with whom I am personally acquainted and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 17th day of August, 1977.

Minnie Dube
Notary Public

My Commission expires: Dec. 15, 1979

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE:

COUNTY OF DAVIDSON:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, FRED BAXTER AND WIFE, MARGUERITE E. BAXTER, the within named bargainors, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 17th day of August, 1977.

Minnie Duke
Notary Public

My commission expires: Dec 15 1979

MINNIE DUKE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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IDENTIF. REFERENCE

AUG 18 3 31 PM '77

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

5185 MISC 5* 6.00 * 6.00