This instrument prepared by:
Hugh C. Howser, Attorney
27th Floor, L & C Tower
Nashville, Tennessee 37219

Map and Parcel No. 8 - 77

File 38

BOOK 7680 PAGE 178

8039 10/18 0101 03CHECK 19.70

CLERK AND MASTER'S DEED

This deed by Christina Norris, Clerk and Master of the Chancery Court of Davidson County, Tennessee, at Nashville to Joseph M. Yaney, Hilliary Yaney, Helen L. Yaney and Juanita Y. Cooley, all of Davidson County, Tennessee,

WITNESSETH:

WHEREAS, on February 28, 1985 an order was entered in the Chancery Court at Nashville in an action styled Emma Y. Anderson, Brenda Yaney, Billy Yaney and Danie Yaney and Yvonne Yaney Neely against Joseph M. Yaney and wife, Agnes L. Yaney, Hiliary Yaney, Helen L. Yaney and Juania Y. Cooley, Rule No. 81-2425-I, said order being of record in Minute Book 252, page 181, naming the Clerk and Master as Special Master and reciting that $4,000.00 (of $8,000.00 held by the attorney for plaintiff) was to be paid to the Special Master, and ordering plaintiffs to execute and deliver a deed to the grantees above named, and further directing that if plaintiffs failed to execute and deliver a deed the Special Master was directed to execute such deed; and

WHEREAS, the said $4,000.00 has been deposited with the Clerk and Master, and plaintiffs have failed to execute a deed as directed, and the grantees have called on the Special Master to execute and deliver a deed in accordance with said decree;

NOW, THEREFORE, in accordance with said decree, and in consideration of the premises, and further acknowledging the receipt of the said $4,000.00 as aforesaid, I, Christina Norris, Clerk and Master of the Chancery Court, by virtue of the authority conferred upon me by said decree, do, by this deed, grant, convey and confirm unto Joseph M. Yaney, Hiliary Yaney, Helen L. Yaney and Juanita Y. Cooley, their heirs and assigns forever, all of the right, title and interest of all of the parties to this action in and to the following described real estate located in Davidson County, Tennessee, and more particularly described as follows:

TRACT ONE: Situated in the 14th Civil District of Davidson County, Tennessee, and being part of the Chambliss Lands conveyed to W. S. Whiteman by the Clerk and Master of the Chancery Court of Davidson County, and of that portion designated as Lot No. 1.

Beginning at a stone with two walnut pointers the southwest corner of the Thomas Tract; thence S. 2° W. 10.73 poles to a gum stump; thence S. 3-1/2° E. 12.5 poles, S. 33-1/4° E. 19.39 poles, S. 12-1/4° E. 15.63 poles, S. 25° E. 15.15 poles, S. 39-1/2° E. 24.24 poles, S. 82-1/2° E. 18 poles, S. 78° E. 30.94 poles to a stake with ironwood pointers on the south bank of Long Creek; thence N. 4-1/2° E. 93 poles to a stone in the south margin of a road; thence N. 85° E. 20.36 poles to a stone; thence N. 4-1/2° E. 16.5 poles to a stone, Thomas' southeast corner; thence with Thomas' south boundary S. 82-1/4° W. 99.44 poles to the beginning, containing 38.16 acres.

And being the same property conveyed to Nicholas Yaney and wife, Clara C. Yaney, by deed from Charles Eggstein of record in Book 975, page 308, Register's Office for Davidson County, Tennessee.

TRACT TWO: Land in the 14th Civil District of Davidson County, Tennessee, and being part of the

tract of 10 acres of Marshall Baldwin and wife, Margaret Baldwin, as in deed of record in Book 1614, page 147, of the Register's Office for Davidson County, Tennessee, and described as:

Beginning in the center of the old Clarksville Road at a point 122 feet east of the common corner Jim Ford land and the land of the said Baldwin's, as hereinbefore stated, and the samebeing the southeast corner of the said Jim Ford's land and the same being the southwest corner of Baldwin's tract; thence with the center of said Clarksville Road and east 75 feet to a point; thence leaving the Clarksville Road and running northerly and between parallel lines 150 feet to a dead line.

And being the same property conveyed to Clara Yaney by deed from M. G. Baldwin and wife, Margaret Baldwin of record in Book 2595, page 229, Register's Office for Davidson County, Tennessee.

And the said property above described in Tract One and Tract Two, being the same property partitioned in this action by original decree in Minute Book 241, page 685, and as supplemented by the aforesaid decree in Minute Book 252, page 81, Chancery Court of Davidson County, Tennessee.

WITNESS my hand and the seal of said Court, this 17 day of October, 1988.

7.7.1 I.3.

IDENTIFICATION REFERENCE

OCT 18 3 45 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Christina Norris
CHRISTINA NORRIS, CLERK
AND SPECIAL MASTER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Jana Henry, a Notary Public of said County, the within named Christina Norris, Clerk and Master of the Chancery Court of Davidson County, Tennessee, and Special Master in the case of Emma Y. Anderson, et al v. Joseph M. Yaney, et al, No. 81-2425-I, with whom and whose official position I am personally acquainted (or proved to me on the basis of satisfactory evidence) and acknowledged the execution of the foregoing deed, on the day it bears date, and for the purposes therein expressed.

Witness my hand and seal this 17 day of Oct, 1988.

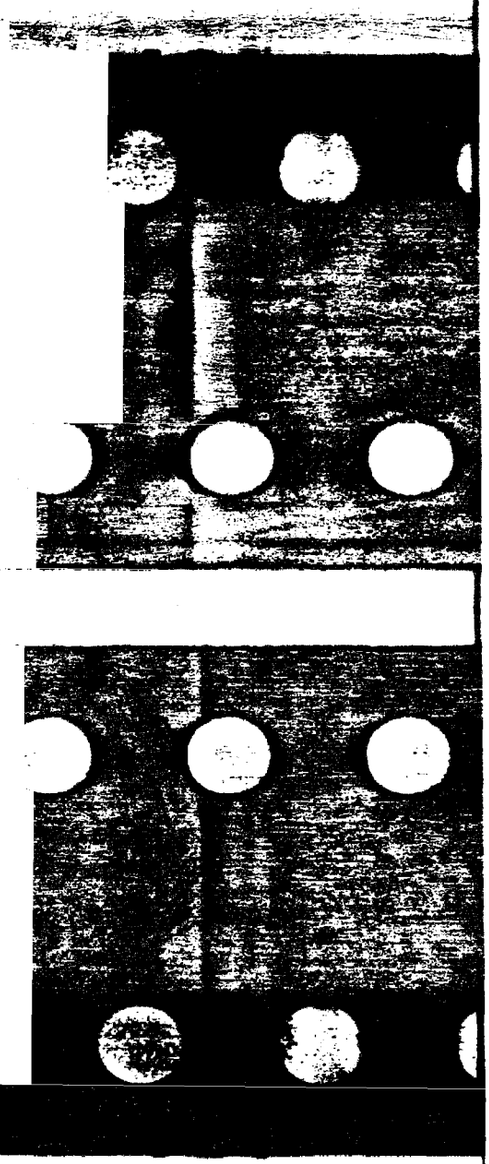
Jana Henry
Notary Public

NOTARY PUBLIC DAVIDSON CO. TENN.

My commission expires: May 20, 1992

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 4000.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF Oct 1988
Deputy Register

Breeze & Jeff Bullock
Joseph M. Yaney et al
1664 Harpeth Road
Franklin - Tenn



OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7680 PAGE 180

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT	4000.00
CON TX	13.20
PRFEE	0.50
MDEED	6.00
TOTAL	19.70
CHECK	19.70

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/18/88 01 15:46 0001 8039

T.T.I. E.S.

IDENTIFICATION REFERENCE

Oct 18 [illegible]

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 144815