Send Tax Bills To:
(New Owner)
MARY CLINE
3356 RILEY ADCOCK RD.
JOELTON, TN 37080

Map: 4 Parcel: 22

This Instrument Prepared By:
Jeff K. Walker
GOODMAN & WALKER
Attorneys at Law
Springfield, Tennessee 37172

BOOK 8267 PAGE 269

THIS DEED OF CONVEYANCE executed and delivered by RUTH ADCOX DEVINE, a single person, hereinafter called the Grantor, to MARY CLINE, hereinafter called the Grantee;

WITNESSETH:

That for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the Grantor has this day bargained and sold, and does by these presents hereby sell, transfer and convey unto the said Grantee, heirs and assigns, a certain tract or parcel of land situate in the 14th Civil District of Davidson County, Tennessee, more particularly described as follows, to-wit:

Beginning at a fence post, being the southeasterly corner of the original tract of land conveyed to Frank & Mary Adcox as of record in Deed Book 2858, Page 89, R.O.D.C., Tennessee, and is also the most southwesterly corner to the Reba Frances Harris Property as of record in Deed Book 173, Page 259, R.O.R.C., Tennessee; thence, along Harris' westerly line, North 11 degrees 26 minutes 10 seconds West, 178.71 feet to an iron pin in the northerly margin of Riley Adcock Road and being the actual point of beginning for this described tract; thence, along said margin, North 53 degrees 57 minutes 53 seconds West 330.42 feet to an iron pin; thence, continuing along said margin with a curve to the left having a radius of 285.53 feet a distance of 478.68 feet to an iron pin; thence, along said margin, South 29 degrees 58 minutes 50 seconds West, 148.20 feet to a concrete monument marking the southeast corner to the Fred Baxter Property of record in Deed Book 5259, Page 415, R.O.D.C., Tennessee, and the southwest corner of this described tract; thence, leaving said margin with the common line of the Baxter Property and of this described tract, North 53 degrees 26 minutes 38 seconds West, 393.54 feet to an iron pin; thence, continuing with said common line, North 9 degrees 24 minutes 08 seconds West, 844.03 feet to an iron pin; thence, with Baxter's most northerly line, South 80 degrees 35 minutes 52 seconds West, 150.00 feet to an iron pin in the easterly line of the J.A. Hamilton Property of record in Deed Book 4801, Page 982, R.O.D.C., Tennessee, and the most westerly line of this described tract; thence, with the common line of the Hamilton

Property and of this described tract, North 9 degrees 24 minutes 08 seconds West, 80.00 feet to a witness corner and a total distance of 130.00 feet to a point in the centerline of South Fork Sycamore Creek; thence, with the centerline of said creek, North 29 degrees 35 minutes 52 seconds East, 320.00 feet to a point; thence, North 72 degrees 35 minutes 52 seconds East, 210.00 feet to a point; thence, South 56 degrees 54 minutes 08 seconds East, 450.00 feet to a point; thence, South 50 degrees 08 minutes 36 seconds East, 615.52 feet to a fence post in the westerly line of the Bessie Ann Sircy Property of record in Deed Book 173, Page 261, R.O.R.C., Tennessee, and the easterly line of this described tract; thence, along the common line of the Sircy Property and of this described tract, South 11 degrees 26 minutes 10 seconds East, 866.69 feet to the point of beginning, containing 26.79 acres, more or less, according to a survey by R.L. Montoya-Land Surveying, R.L.S.#697, dated November 7, 1990.

AND BEING a portion of that property conveyed to Frank Adcox and wife, Ruth B. Adcox, recorded in Deed Book 2858, Page 89, Register's Office for Davidson County, Tennessee, the said Frank Adcox now being deceased and being survived by his wife, Ruth B. Adcox, a/k/a Ruth Devine, who became the sole owner of the property in fee by right of survivorship.

Rocky Montoya Surveyor Lic.# 697 BOOK 8267 PAGE 210

TO HAVE AND TO HOLD the interest aforesaid, together with all the appurtenances and immunities thereto pertaining, unto the said Grantee, heirs and assigns, forever.

The Grantor covenants with the Grantee, heirs and assigns, that she is lawfully seized and possessed of said property, has a good and perfect right to convey same, and that said property is unencumbered.

The Grantor further covenants with the Grantee that she will warrant and forever defend the title to said property against the lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has hereunto set her signature, this the 31st day of December, 1990.

Ruth Adcox Devine
RUTH ADCOX DEVINE

STATE OF TENNESSEE)

COUNTY OF ROBERTSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named RUTH ADCOX DEVINE, the bargainor, 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 and considerations therein contained.

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Witness my hand and official seal of office, this the 31st day of December, 1990.

Donna B. Kessinger
Notary Public

My commission expires: 3-13-94

I, or we, hereby swear or affirm that the actual consideration for this transfer, or value of property or interest in property transferred, whichever is greater, is $80,000.00, which amount is equal to or greater than the amount which the property or interest in property transferred would command at a fair and voluntary sale.

Mary Cline
Affiant

SUBSCRIBED and SWORN to before me, this the 2nd day of January, 1991.

L Chandler Dep Reg
~~Notary Public~~ or ~~Register~~

~~My commission expires~~: _____

1784 01/02 0101 03CHECK 274.00

82832

IDENTIF. ✓REFERENCE

JAN 2 8 25 AM '91

FELIX Z. KELLOM, REGISTER
DAVIDSON COUNTY TN.

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8267 PAGE 212

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 80000.00
CON TX 264.00
PRFEE 1.00
WDEED 9.00
TOTAL 274.00
CHECK 274.00

01/02/91 01 08:25 0001 1784

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

82832

IDENTIF. TREFERENCE

JAN 2 8 26 AM '91

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 385701