99 JUL 13 PM 3:11
REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE
06112210

This instrument prepared by:
Dodson, Parker & Behm, P.C.
P. O. Box 1988066
Nashville, TN 37219
(615) 254-2291

BOOK 11571 PAGE 131

EXECUTRIX'S DEED OF DIVISION

ADDRESS OF NEW OWNER:	SEND TAX BILL TO:	MAP PARCEL NO.:
ANNIE B. STEVENS 6220 OLD HICKORY BLVD. WHITES CREEK, TN 37189	SAME	Map _____ Parcel ___

IN ORDER TO ADMINISTER the Estate of CORA LEE VANCE, Deceased, and pursuant to the Last Will and Testament of CORA LEE VANCE, Deceased, Grantor, ANNIE B. STEVENS, as Executrix of the Estate of CORA LEE VANCE, Deceased, Under the Last Will and Testament of CORA LEE VANCE, Deceased, of record in Book 213, page 694, Probate Court Clerk's Office for Davidson County, Tennessee, AND AS SUCH EXECUTRIX, but no further or otherwise, and does hereby transfer and convey unto ANNIE B. STEVENS, her successors, heirs and assigns (herein collectively "Grantee"), all of its right, title and interest in and to that certain real estate in Davidson County, Tennessee, more particularly described in the survey of Patrick S. Coode of John Kohl & Co. P.C., dated December 1, 1997, and in words and figures described as follows:

STATE OF TENNESSEE 10.00

> Beginning at an iron pin set at the intersection of the northerly right of way of Freudman Road and the easterly right of way of Old Hickory Boulevard; thence with said easterly right of way of Old Hickory Boulevard in a northerly direction with the following three calls, commencing with a curve to the left with a delta of 18 46'53", a radius of 1175.92 feet and an arc length of 385.46 feet; then N28 19'10"W, 222.90 feet to the start of a curve to the right with a delta of 4 39'39", a radius of 686.21 feet and an arc length of 55.82 feet to the northwesterly corner of the herein described tract

and the northwesterly corner of the property being described in Book 7300, page 824, Register's Office for Davidson County, Tennessee; thence leaving said right of way of Old Hickory Boulevard and running N 65 24' 22" E, 400.00 feet; thence N 71 05' 23" E, 433.87 feet to the northeasterly corner of the herein described property and lying in the westerly line of the property now or formerly conveyed to "David Graham", as being described in Book 7131, page 448, Register's Office for Davidson County, Tennessee; thence S32 31'39" E, 263.37 feet to an iron pin set in the northerly line of the property now or formerly conveyed to "Peggy Carney", as being described in Book 4285, page 639, Register's Office for Davidson County, Tennessee; thence with said "Carney Tract" S80 40'40" W, 213.98 feet to an iron pin set on the northerly bank of creek; thence S12 48'08"W, 342.96 feet; thence S15 00'00"E, 256.43 feet to the northerly right of way of Freudeman Road and being the southeasterly corner of the herein described tract; thence with said right of way S80 00'00" W, 447.26 feet to the point of beginning and containing 10.00 acres, more or less.

Being a part of the same property conveyed by Harry J. Cooper and wife, Cora Jones Cooper, to Robert L. Vance and wife, Cora Lee Vance, by deed of record in Book 1417, Page 409, Register's Office for Davidson County, Tennessee, and being a part of the same property conveyed by Robert L. Vance and wife, Cora Lee Vance, through a trustee to themselves, by deed of record in Book 7300, Page 825, Register's Office for Davidson County, Tennessee. Robert L. Vance predeceased Cora Lee Vance. Grantor, Annie B. Stevens, serves as Executrix of the Estate of Cora Lee Vance by Order of the Davidson County Probate Court in Case number 97P-870.

This is improved property, known as 6220 Old Hickory Boulevard, Nashville, Tennessee 37189.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said ANNIE B. STEVENS, her successors, heirs and assigns forever; Grantor, solely in her fiduciary capacity, but no further or otherwise, covenants that Grantor is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is

unencumbered, except for limitations, restrictions, and encumbrances, which may affect this property; and real property taxes, all of which real property taxes have been assumed by the Grantee.

Grantor, solely in her fiduciary capacity, but no further or otherwise, does further covenant and bind herself, her successors and assigns to warrant and forever defend the title to said real estate to the Grantee, her heirs and assigns, against the lawful claims of all persons claiming by, through or under the said Grantor, but no further or otherwise.

WITNESS the hands of the duly authorized Executrix, this the 7th day of July, 1999.

Annie B. Stevens Executrix

ANNIE B. STEVENS, Executrix
for Estate of Cora Lee Vance

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ANNIE B. STEVENS, with whom I am personally acquainted and who acknowledged herself to be the Executrix of the Estate of Cora Lee Vance, and that she being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the Estate of Cora Lee Vance, as Executrix, but no further or otherwise.

Witness my hand and seal, at office, in Nashville, Tennessee, this the 7th day of July, 1999.

NOTARY PUBLIC

My Commission Expires: 9-29-2001

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

This transfer is tax exempt pursuant to the provisions of Tennessee Code Annotated § 67-4-409.

Annie B. Stevens Executrix
AFFIANT

Sworn to and subscribed before me this 14th day of July, 1999.

NOTARY PUBLIC

My Commission Expires: 9-25-2001