27H

Re-record to add marital status

Instr:200003090024194 Page: 1 OF 4
REC'D FOR REC 03/09/2000 8:07:14AM
RECORD FEE: $18.00
M. TAX: $0.00 T. TAX: $0.00

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: wilkins.ivey@home.com

Instr:200002240018043 Page: 1 OF 4
REC'D FOR REC 02/24/2000 8:26:07AM
RECORD FEE: $19.00
M. TAX: $0.00 T. TAX: $481.00

W & I Ref: (st) Title No: 41512
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Roberta M. Shriver Jimmie H. Wise, Jr. 2157 June Drive Nashville, TN 37214	SAME

TAX MAP-PARCEL NUMBERS: 95-2106

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 130,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Jacqueline B. Dixon, Administrator of The Estate of Willette Wright, With Full Power** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Roberta M. Shriver** unmarried **and Jimmie H. Wise, Jr.** married, as joint tenants with right of survivorship hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 12 on the Plan of Donelson Hills of record in Book 2331, Pages 22 & 23, Register's Office for said County.

Said Lot No. 12 fronts 152 feet on the Southerly margin of June Drive and extends back 216.8 feet on the Westerly line and 312.9 feet on the Broken Easterly line to a Dead line in the rear, measuring 148.6 feet thereon.

Being the same property conveyed to Willette Wright, by deed from Roger H. Phelps and wife Janice C. Phelps, of record in Book 10153, Page 303, Register's Office for said County. Willette Wright has since died, unmarried & interstate, by agreed order authorizing sale of real property in the Seventh Circuit Court For Davidson County, TN of record in Minute Book 445, Page 705 Probate Court Clerk's Office for Davidson Co., TN the said Jacqueline B. Dixon, Administrator of the Estate Of Willette Wright, With Full Power, was granted full authority to convey subject property. A copy of said agreed order is hereby attached as Exhibit "A" hereto.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to Taxes for 2000, and subsequent years; The plan of record in Book 2331, Pages 22 & 23, said register's office, which shows an owner's certificate, a 50 foot minimum setback line from June Drive and 10 Foot easement along the Westerly & The Southerly Portion of the broken Easterly corner of said Lot, and a 20 Foot easement for Public Utility Purposes acress the rear portion of Said Lot., by instrument of record in Book 2396 Page 365, and Book 2797, Page 442, said Register's Office.

This is improved property, known as: 2157 June Drive, Nashville, TN 37214

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 18th day of February, 2000.

The Estate of Willette Wright
By: Jacqueline B. Dixon,
Administrator

State of Tennessee
County of Davidson

On this 18th day of February, 2000, before me the undersigned authority, personally appeared **Jacqueline B. Dixon, Administrator, With Full Power**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 130,000.00

Affiant

Sworn and subscribed before me on the 18th day of February, 2000.

My Commission Expires: 10/25/03

Notary Public

CHARLES A. SULLIVAN, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires

NB 4445.705

IN THE SEVENTH CIRCUIT COURT FOR DAVIDSON COUNTY, TENNESSEE

RE: ESTATE OF WILLETTE WRIGHT)
)
Deceased.)

CASE NO. 97P-1839

1999 JUL 20 PM 2:49
RICHARD R. ROOT, CLERK
D.C.

AGREED ORDER AUTHORIZING SALE OF REAL ESTATE

It appearing to the Court that this matter will proceed as though Willette Wright had died intestate, the heirs at law of Willette Wright, being her four daughters, Esther L. Weigeshoff, Wanda McNish, Janice Phelps and Patricia Hager, are in agreement that the Administrator of the Estate, Jacqueline B. Dixon, should be permitted to sell the home of Willette Wright located at 2157 June Drive in Nashville, Tennessee, pay outstanding liens on the home and add the net proceeds of the sale to the account maintained by the Administrator at SunTrust Bank.

The parties further agree that while the June Drive property is on the market, the Administrator may pay the monthly mortgage payments on the property, utility bills on the property, and lawn maintenance expenses.

IT IS SO ORDERED, this the 20 day of July, 1999

JUDGE FRANK CLEMENT, JR.

Approved for Entry:

HOLLINS, WAGSTER & YARBROUGH, P.C.

By: _____
Jacqueline B. Dixon (#12054)
2210 SunTrust Center, 424 Church Street
Nashville, Tennessee 37219
615/256-6666

Ms. Patricia Hager
Ms. Patricia Hager
225 Amherst Dr.
Nashville, TN 37214

EXHIBIT "A"

By: George H. Cate, Jr

George H. Cate, Esq.
95 White Bridge Rd.
Ste. 503, Cavalier Building
Nashville, TN 37205
Attorney for Ms. Esther Weigeshoff

Mrs. Wanda McNish

Mrs. Wanda McNish
2125 North Sizer Ave.
Jefferson City, TN 37760

Janice C. Phelps

Janice C. Phelps
100 Arbor Creek Blvd., Apt. 502
Nashville, TN 37217-5044