Davidson County DEEDWARR
Recvd: 09/08/03 10:22 3pgs
Fees:18.00 Taxes:370.00
20030908-0130632

Name and Address of New Owner:	Send Tax Bills To:	Prepared by:
Stephen T. Kerns et ux. 5008 Madeline Drive Nashville TN 37211	Same	David W. McMackin 213A Ward Circle, S-104 Brentwood, Tn 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater for this transfer is $100,000.00

Map & Parcel No.
147-16-190

Affiant

Subscribed and sworn to before me on this 27th day of August, 2003.

Notary Public

My Commission Expires:

NOTARY PUBLIC AT LARGE
D. W. McMACKIN
DAVIDSON COUNTY, TENN.
My Commission Expires: SEPTEMBER 30, 2006

WARRANTY DEED

For and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00), and other good and valuable consideration to said Grantor paid by the Grantee named herein, the receipt of which is hereby acknowledged, Margaret Smith, Ollie James Peercy, and Barbara Updyke, being the sole surviving heirs of Joe V. Dobbs (herein called "Grantors"), have GRANTED, SOLD and CONVEYED, and by these presents do GRANT, SELL and CONVEY unto Stephen T. Kerns and wife, Cassandra R. Kerns (herein called "Grantees"), the real property situated in Davidson County, State of Tennessee, described as follows:

A certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Being Lot No. 43 on the plan of Section II, Fairlane Park, of record in Book 2330, page 89, as amended in Book 5188, page 913, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Joe V. Dobbs and wife, Buena Mai Dobbs, by virtue of a Warranty Deed from Willie O. Riggs and wife, Nannie E. Riggs, of record in Book 2750, page 297, Register's Office for Davidson County, Tennessee. The said Buena Mai Dobbs having predeceased Joe V. Dobbs. The said Joe V. Dobbs having since died, his estate being probated as Docket No. 03P-202, Probate Clerk's Office for said County. The said Joe V. Dobbs being survived by Margaret Smith, Sister, and the surviving issue of Minnie Peercy, deceased, Sister, being Ollie James Peercy, Nephew, and Barbara Updyke, Niece.

The above legal description is identical to the legal description in the previous deed of record.

This is improved property located at 5008 Madeline Drive Nashville TN 37211

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantees, their heirs and assigns forever. Grantors covenant that they are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered except for current year real estate taxes.

GRANTORS further covenant and themselves and their heirs and assigns, to warrant and forever defend the title to said real estate to the said Grantees, their heirs and assigns, against the lawful claims of all persons.

WITNESS my hand on this 27th day of August, 2003.

Margaret Smith by Ollie James Peercy Att

Margaret Smith by and through
Ollie James Peercy, her Attorney-in-Fact
(see Instr. 20030616-0082130)

Barbara Updyke by Ollie James Peercy Att

Barbara Updyke by and through
Ollie James Peercy, her Attorney-in-Fact
(see Inst. 20030616-0082131)

Ollie James Peercy

Ollie James Peercy, Individually

Ollie James Peercy

Ollie James Peercy, Administrator C. T.A
Of The Estate of Joe V. Dobbs

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ollie James Peercy, the barginor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Brentwood, Tennessee, this 27th day of August, 2003.

D W McMackin

Notary Public

My commission expires: _____

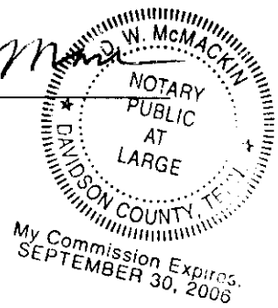
D. W. McMACKIN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY TENN.
My Commission Expires:
SEPTEMBER 30, 2006

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 27th day of August, 2003, before me the undersigned, a Notary Public in and for said County and State, personally appeared Ollie James Peercy to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Margaret Smith, and acknowledged that he executed the same as the free act and deed of the said Margaret Smith.

Witness my hand and official seal at Brentwood, Tennessee, this the 27th day of August, 2003.

Notary Public



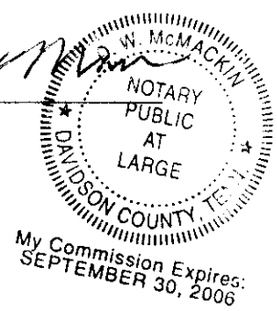
My Commission Expires:

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 27th day of August, 2003, before me the undersigned, a Notary Public in and for said County and State, personally appeared Ollie James Peercy to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Barbara Updyke, and acknowledged that he executed the same as the free act and deed of the said Barbara Updyke.

Witness my hand and official seal at Brentwood, Tennessee, this the 27th day of August, 2003.

Notary Public



My Commission Expires:

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ollie James Peercy, Administrator C. T. A of The Estate of Joe V. Dobbs the barginor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Brentwood, Tennessee, this 27th day of August, 2003.

Notary Public

