THIS INSTRUMENT PREPARED BY:
HAYNES & FREEMAN
140 North Main Street
P. O. Box 527
Goodlettsville, Tennessee 37070

Davidson County DEEDWARR
Recvd: 08/20/04 12:48 5pgs
Fees:28.00 Taxes:423.65
20040820-0100909

WARRANTY DEED

Address New Owner(s):	Send Tax Bills To:	Map-Parcel Nos.
EMMA HOLLIS 523 Skyview Drive Nashville, Tennessee 37206	Same	Map 033-16-0 Parcel 028.00

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED FOURTEEN THOUSAND FIVE THOUSAND AND 00/100($114,500.00)DOLLARS, and other good and valuable consideration, the receipt of which is hereby acknowledged, **THE ESTATE OF WILLIAM T. HUTCHISON, II BY AND THROUGH PEGGY MATHES, ADMINISTRATRIX (a copy of letters of administration and an Order of the Seventh Circuit Court for Davidson County, Tennessee are attached as exhibits)** has this day bargained and sold, and does hereby transfer and convey unto the said **EMMA HOLLIS,** the Grantee herein, her successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot(s) 158, as shown on map entitled Primrose Acres, Section 2, of record in Plat Book 2900, page(s) 44, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

This being the same property conveyed to William Thomas Hutchison (deceased) and wife, Sybil C. Hutchison (deceased) by deed of record in Book 3102, Page 479, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $114,500.00.
Subscribed and sworn to before me Peggy D Mathes
this 17 of August, 2004.
My Commission Expires: 5-25-06
Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

This is improved property located at 1104 Apple Valley Road, Madison, Davidson County, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee, her (successors), heirs and assigns forever I covenant that I have been judicially named as Administratrix of the Estate of William T. Hutchison and on behalf of said estate and covenant that the estate 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.

I further covenant and bind the estate, the heirs of the decedent and representatives, to warrant and forever defend the title to said real estate to said Grantee, her(successors), heirs and assigns, against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

Witness our hands this 17 day of August, 2004.

Peggy Mathes

PEGGY MATHES
Administratrix for the Estate of William T. Hutchison, II

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Bennett F. Brotcher, a Notary Public in and for said County and State, PEGGY MATHES, Administratrix for Estate of William T. Hutchison, II, the within named 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 therein contained.

Witness my hand and official seal at Goodlettsville, Tennessee, this the 17th day of August, 2004.

NOTARY PUBLIC

NOTARY PUBLIC LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 5-28-06

Attachment A

IN THE SEVENTH CIRCUIT COURT OF DAVIDSON COUNTY, TENNESSEE
PROBATE DIVISION

04 AUG 17 AM 10

RICHARD R. ROOKER, C

IN RE:	)	
	)	
ESTATE OF	)	
WILLIAM T. HUTCHISON II,	)	NO 04P-837
	)	
Deceased.	)	
	)	

AGREED ORDER TO SELL REAL PROPERTY

This cause came on to be heard by agreement of the heirs at law of William T. Hutchison, II, as evidenced by the signatures of Counsel, and parties not represented, and the Administrator to sell the real estate owned by the decedent being Lot 158, Section 2,Primrose Acres at 1104 Apple Valley Road in Madison, Davidson County, Tennessee. It appearing to the Court that all interested parties are in agreement as evidenced by the signatures of Counsel and the Administrator below, that the real estate owned by the decedent being Lot 158, Section 2, Primrose Acres at 1104 Apple Valley Road in Madison, Davidson County, Tennessee, should be treated as probate property and sold by the Administrator at a date and time certain with notice to said parties. It is therefore,

ORDERED, ADJUDGED, and **DECREED** that the real estate shall be treated as property of the probate estate and that the real property being Lot 158, Section 2,Primrose Acres at 1104 Apple Valley Road in Madison, Davidson County, Tennessee, shall be sold by the Administrator at a date and time certain with notice to the parties. The Administrator shall have the authority to divest title out of the decedent's estate and to vest title in the buyer. The net proceeds therefrom shall

be held by the Administrator as probate assets and disbursed to the heirs at law as part of the residuary estate.

ENTERED THIS 17th DAY OF August, 2004.

DAVID R. KENNEDY, JUDGE

APPROVED FOR ENTRY:

Peggy D. Mathes
PEGGY D. MATHES # 5741
Administrator
20 Academy Place
Nashville, TN 37210
(615) 251-6968

Bennett F. Bratcher by P. Mathes w/ permission
BENNETT F. BRATCHER #013526
Attorney for Donna DeTarville
140 North Main Street
P. O. Box 527
Goodlettsville, TN 37072

Nancy Jean Sellars by P. Mathes w/ permission
Nancy Jean Sellars
4407 South Trace Blvd.
Old Hickory, TN 37138

William Thomas Hutchison III by P. Mathes w/ permission
William Thomas Hutchison III
12728 Valley View Street
Yucaipa, California 92399

Attachment B

SEVENTH CIRCUIT COURT OF DAVIDSON COUNTY, TENNESSEE

LETTERS OF ADMINISTRATION

04P837

TO PEGGY D. MATHES :

It appearing to the Court, that WILLIAM T. HUTCHISON II., has died, and leaving no will, and the Court being satisfied as to your claim to the Administration , and you having given bond pursuant to Order, if required, and qualified as directed by law, and the Court having ordered that Letters of Administration be issued to you:

THESE ARE THEREFORE to authorize and empower you to take into your possession and control all the goods, chattels, claims, and papers of the said estate, and return a true and perfect inventory thereof to this Court; to collect and pay all debts, and to do and transact all the duties in relation to said estate, to deliver the residue thereof to those who are by law entitled.

WITNESS, Richard R. Rooker, Clerk of Probate Court, at my office, this May 19, 2004

Richard R. Rooker, Clerk

_____ D.C.

RICHARD R. ROOKER CIRCUIT COURT CLERK

STATE OF TENNESSEE
DAVIDSON COUNTY

I do solemnly swear that I will honestly and faithfully discharge the duties of Administratrix of the estate of WILLIAM T. HUTCHISON II. , to the best of my ability.

Peggy D. Mathes

Sworn to and subscribed before me May 19, 2004

Richard R. Rooker, Clerk

_____ D.C.

STATE OF TENNESSEE
DAVIDSON COUNTY

I, Richard R. Rooker, Clerk of the Probate Court, do hereby certify that the foregoing is a full, true and perfect copy of Letters of Administration, issued to PEGGY D. MATHES, as Administratrix of the estate of WILLIAM T. HUTCHISON II., deceased, and I do further certify that PEGGY D. MATHES is still acting as Administrator of the estate, and all acts as such are entitled to full faith and credit, as it appears from the records filed in my office at Nashville, Tennessee.

WITNESS my hand and official seal, this 19th day of May, 2004.

Richard R. Rooker, Clerk

_____ D.C.

RICHARD R. ROOKER CIRCUIT COURT CLERK