PICK-UP

Davidson County DEEDWARR
Recvd: 02/28/05 14:31 2 pgs
Fees:12.00 Taxes:0.00
20050228-0021731

Prepared By:
Mid-South Estate Planning
2400 Veterans Boulevard, Suite 330
Kenner, Louisiana 70062

WARRANTY DEED

THIS INDENTURE, made this 28 day of February, 2005, by and between JOHN B. KERNELL, JR. and EVELYN M. KERNELL, "husband and wife", of Davidson County, Tennessee, hereinafter jointly and severally designated **GRANTOR**, party of the first part, and JOHN B. KERNELL, JR. and EVELYN M. KERNELL. Trustees of the KERNELL FAMILY REVOCABLE LIVING TRUST dated 28 day of February, 2005, hereinafter jointly and severally designated **GRANTEE**, party of the second part.

WITNESSETH, that **GRANTOR**, for and in consideration of one dollar ($1.00), and other good and valuable consideration, does hereby grant, convey, and warrant to **GRANTEE**, the following described real estate, located in Davidson County, State of Tennessee, to-wit:

Lot #124 Section 3 Rosewood Heights
Said Lot No. 124 fronts 96 feet on the southerly side of Rosebank Avenue and runs back 240 feet on the west line and 240.4 feet on the easterly line to a line in the rear on which it measures 107.5 feet.

BEING a part of the same property conveyed to Grantor by deed dated August 17th, 1959, of record in Deed Book No. 2956, page 171, in the Register's Office for Davidson County, Tennessee.

IN WITNESS WHEREOF, the said first party hereunder has set his hand and seal the day and year first above written.

John B. Kernell Jr.
JOHN B. KERNELL, JR.

Evelyn M. Kernell
EVELYN M. KERNELL

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JOHN B. KERNELL, JR. and EVELYN M. KERNELL, the within named Grantors with whom I am personally acquainted (or proven to me on the basis of satisfactory evidence) and who acknowledges that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal of Office this 28 day of February, 2005.

Barbara S Barnes
Notary Public

My Commission Expires: 5-21-07

BARBARA S. BARNES
Notary Public At Large
RUTHERFORD COUNTY, TENN.
My Commission Expires May 21, 2007

We swear or affirm that this instrument is exempt from the real estate transfer tax pursuant to TCA 67-4-409(3)(F).

John B. Kernell, Jr.
JOHN B. KERNELL, JR.

Evelyn M. Kernell
EVELYN M. KERNELL

Subscribed and sworn to before me this 28 day of February, 2005.

Barbara S Barnes
Notary Public

My Commission Expires: 5-21-07

Responsible Taxpayer:
John B. Kernell, Jr. and Evelyn M, Kernell
613 Rosebank Avenue
Nashville, Tennessee 37206

Map 83-8
Parcel 150

BARBARA S. BARNES
Notary Public At Large
RUTHERFORD COUNTY, TENN.
My Commission Expires
May 21, 2007