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

Davidson County DEEDWARR
Recvd: 06/30/05 08:13 3 pgs
Fees:18.00 Taxes:381.10
20050630-0075096

**WARRANTY DEED**

| Address New Owner(s): | Send Tax Bills To: | Map-Parcel Nos. |
|---|---|---|
| JAMMIE L. JACKSON and<br>REGAN JACKSON<br>3113 Hillside Road<br>Nashville, TN 37207 | Same | 60-4-47 |
| | | |

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt of which is hereby acknowledged, **SUSAN KENNEDY CHOPSON and JULIANNE KENNEDY STEVENSON, Unmarried, Heirs at Law of Earl J. Kennedy, and KEVIN M. CHOPSON** have this day bargained and sold, and do hereby transfer and convey unto the said **JAMMIE L. JACKSON and wife, REGAN E. JACKSON**, the Grantee herein, her (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being part of Tract No. 2 on the Plan of the Real Estate of William Phillips, deceased, of record in Book 57, page 21, Register's Office for said County, and also being known as Tract A on a survey of part of the George Alinger tract prepared by Z. J. Wilkerson, surveyor, on January 3, 1956.

Beginning at an iron pin in a fence line in the easterly margin of Hillside Drive, said pin being 759.3 feet, more or less, southerly from the southerly margin of Maplewood Lane, said pin being also at the southwesterly corner of said Tract A, and at the southwesterly corner of the property described in a D.O.T. to Louis R. Linx, Trustee, of record in Book 2311, page 119, in the Register's Office for said County, thence northerly with the margin of Hillside Drive, 75 feet to an iron pin, thence south 87 deg. East 157.7 feet to an iron pin, thence south 3 deg. West 80.6 feet to a corner post in a fence line; thence with said fence line North 84 deg. West 158.3 feet to the point of beginning.

Being the same property conveyed to Earl J. Kennedy and wife, Lucille S. Kennedy by deed of record in Book 6025, page 693, Register's Office for Davidson County, Tennessee, the said Lucille S. Kennedy having predeceased Earl J. Kennedy, and the said Earl J. Kennedy having since died. The will of Earl J. Kennedy filed with the Davidson County Probate Court Clerk's Office as Docket No. 04P-1538 devised the subject property to Susan Kennedy Chopson and Julianne Kennedy Stevenson.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) The actual consideration or value whichever is greater, for this transfer is $103,000.00.
Subscribed and sworn to before me, [signature] Affiant
this 12th day of May, 2005.
My Commission Expires: 3.22.08 [signature] Notary Public

RHONDA LYNITA GROVES NOTARY PUBLIC DAVIDSON COUNTY, TENN. LARGE

This is improved property located at 3113 Hillside Road, Nashville, Tennessee 37207.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees, their (successors), heirs and assigns forever we covenant that we 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.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (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 13th day of May, 2005.

[signature]
**SUSAN KENNEDY CHOPSON**

[signature]
**KEVIN M. CHOPSON, husband of SUSAN KENNEDY CHOPSON**

[signature]
**JULIANNE KENNEDY STEVENSON, Unmarried**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said County and State, **SUSAN KENNEDY CHOPSON, KEVIN M. CHOPSON, and JULIANNE KENNEDY STEVENSON**, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Goodlettsville, Tennessee, this the 13th day of May, 2005.

Rhonda Lanita Groves
NOTARY PUBLIC

My Commission Expires: 3.22.08

