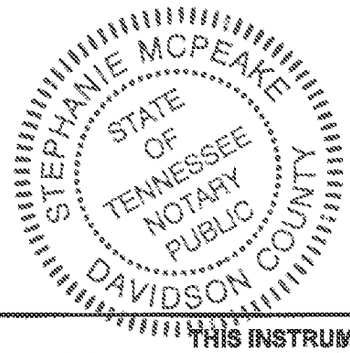
WARRANTY DEED



STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $505,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th day of May, 2016.

Notary Public

MY COMMISSION EXPIRES: 1-11-17

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Bennett & Pressley, P.C., Lawyer's Escrow Service, Inc., 2021 Richard Jones Road, Suite 220, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Chris Wolfe	New Owner	132-09-0-014.00
(NAME)	(NAME)	
4404 Milesdale Court		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Davidson County DEEDWARR
Recvd: 05/23/16 14:28 4 pgs
Fees:23.00 Taxes:1868.50
20160523-0051508

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **David A. Kemp and Barbara N. Kemp (aka Barbara K. Pinkerton), Co-Executors of the Estate of William Abbott Kemp**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Christopher K. Wolfe and Callie A. Wolfe, husband and wife**, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

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

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Lealand Heights, as of record in Book 2330, Page 71, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for A more complete and accurate legal description thereof.

Being the same property conveyed to William A. Kemp and wife, Ann L. Kemp by Warranty Deed from John G. Stallings and wife, Anna K. Stallings, filed for record 09/03/1999 in Book 11650 Page 481, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to William A. Kemp and wife, Ann L. Kemp by Warranty Deed from John G. Stallings and wife, Anna K. Stallings, filed for record 09/03/1999 in Book 11650 Page 481, Register's Office for Davidson County, Tennessee.

The said Ann L. Kemp predeceased her husband who then died testate on October 3, 2013. The testator's Last Will and Testament was admitted to Probate in the Seventh Circuit Court of Davidson County, Tennessee, Probate Division under Docket # 13P-1744. Pursuant to the terms of the aforesaid Will, specifically Number 4 (Administration of Real Property), the Testator directed that all of his real property be administered as part of his probate estate and this his Executors be empowered to sell and convey said real property without the joinder of any beneficiary of his estate or the approval of any court.

This conveyance is subject to all matters shown on any applicable recorded plan, all applicable easements, setback lines, and restrictions of record; and any encroachment, encumbrance, violation, variation or adverse circumstance affecting the title that would be disclosed by an accurate and complete land survey of the land and not shown by the Public Records.

unimproved ☐

This is improved ☑ property, known as 4404 Milesdale Court, Nashville, TN 37215

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever 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 19 day of May, 2016.

DAVID A. KEMP AND BARBARA N. KEMP, CO-EXECUTORS OF THE ESTATE OF WILLIAM ABBOTT KEMP

David A. Kemp, Co-Executor

David A. Kemp, Co-Executor

State of TENNESSEE

County of Blount

On this 19 day of May, 2016 before me, a Notary public in and for said County and State, personally appeared David A. Kemp, individual(s) who executed the foregoing instrument and acknowledged the examination and reading of the same and did sign the foregoing instrument in his capacity as Co-Executor, and acknowledged that the same is said individual(s) free act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal.

Melanie S. Hunterjones

Notary Public Blount County TN

My Commission Expires: 7/24/2017

MELANIE S. HUNTERJONES
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF BLOUNT

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever 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 19 day of May, 2016.

Barbara N. Kemp, Co-Executor of the Estate of William Abbott Kemp

BARBARA N. KEMP, CO-EXECUTOR

Barbara N. Kemp aka Barbara K. Pinkerton, Co-Executor

State of Idaho

County of Ada

On this 19 day of May, 2016 before me, a Notary public in and for said County and State, personally appeared Barbara N. Kemp aka Barbara K. Pinkerton, individual(s) who executed the foregoing instrument and acknowledged the examination and reading of the same and did sign the foregoing instrument in her capacity as Co-Executor, and acknowledged that the same is said individual(s) free act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal.

Kimberly LaFong

Notary Public Idaho

My Commission Expires: 9/19/2020

KIMBERLY LAFONG
Notary Public
State of Idaho

True Copy Certification

I, AMANDA JOLLIFF, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TENNESSEE

County of WILLIAMSON

Personally appeared before me, STEPHANIE McPEAKE, a notary public for this county and state, AMANDA JOLLIFF, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: JANUARY 11, 2017

{Notary' Seal}

