PERSONAL REPRESENTATIVE DEED

Bill Garrett Davidson County
Batch# 50767 DEEDWARR
01/24/2018 10:54:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20180124-0007314

This document was prepared by:

Mr. Patrick Johnson, Esq.
Tennessee BPRN 7339
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E-mail: patrickjohnson@jsblaw.com

Address New Owner as follows:	Send Tax Bills to:	Map-Parcel Numbers
Brandon Smith 3842 Dubois Drive Nashville, Tennessee 37207	Same as New Owner	059 10 0 172.00

Pursuant to his duties and responsibilities as the Personal Representative of the Estate of Yvonne Anneice Gooch Smith, with a copy of the Letters Testamentary attached hereto, Brandon Smith (hereinafter called the "Grantor"), does transfer and convey unto **Brandon Smith and Brien Smith,** as tenants in common with the right of survivorship (hereinafter called the "Grantee"), their heirs, successors and assigns, a certain tract/parcel of land in Davidson County, Tennessee, described as follows:

> Land is Davidson County, Tennessee being Lost No. 432 on the Plan of Haynes Manor, Section 3, as of record in Book 4175, Page 11, Registers Office for said county.
>
> Said Lot No. 432 fronts 75.0 feet on the easterly side of Dubois Drive and extends back 135.0 feet on the northerly line and 135.0 feet on the southerly line to a dead line in the rear, measuring 75.0 feet thereon.

Being part of the same property conveyed to Hillsboro Homes, Inc. by deed from Lineberger Development Co., of record in Book 4354, Page 831, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to John R. Edwards and wife Gleaves A. Edwards and Yvonne A. Gooch from Hillsboro Homes, Inc. of record in Book 4473, Page 831 of the Register of Deeds for Davidson County. John R. Edwards and Gleaves A. Edwards having died before Yvonne A. Gooch. Yvonne A. Gooch is the same person as Yvonne Anneice Gooch Smith. The address to the property was wrongly identified in this deed as 3542 DuBois Drive, Nashville, Tennessee 37207 when the true address is 3842 DuBois Drive, Nashville, Tennessee 37207.

Being the same property that was subject to a lawsuit in the matter of ***Brandon Smith and Brien Smith*** vs. ***Unknown Heirs of John Russell Edwards, Unknown Heirs of Elsie Scales Edwards, Madeline Barton, Beverly Baron and Augustine Green*** , Case No. 17C1016 (Second Circuit Court for Davidson County, Tennessee) in which title was awarded to Brandon Smith and Brien Smith, as the heirs of Yvonne A. Gooch Smith, through adverse possession as to the Defendants.

This is improved property known as address is 3842 DuBois Drive, Nashville, Tennessee 37207.

TO HAVE AND TO HOLD the said tract/parcel of land, with the appurtenances, estate, title and interest thereto belonging to said Grantee, their heirs and/or successors and assigns, forever. The Grantor makes no covenants and/or warranties with said Grantee and said property is conveyed subject to such limitations, restrictions and encumbrances as may effect title to said property.

WITNESS my hand on this the 23rd day of January, 2018.

Brandon Smith
Personal Representative
Estate of Yvonne Gooch Smith

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the below listed Notary Public for the aforementioned state and county, personally appeared Brandon Smith , the Grantor named herein, with whom I am personally acquainted and who, upon oath, acknowledged that she is the Grantor named herein, is authorized to make this transfer for the purposes contained herein. Witness my hand on this the 23rd day of January, 2018.

Jo Lynn Mangrum
Notary Public

My Commission Expires: 08/20/2019



STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $0.

Brandon Smith
Brandon Smith
Personal Representative
Estate of Yvonne Gooch Smith

Sworn to before me this the 23rd day of January, 2018.

Jo Lynn Mangrum
Notary Public

My commission expires: 08/20/2019



IN THE CIRCUIT COURT OF DAVIDSON COUNTY, TENNESSEE

(PROBATE DIVISION)

LETTERS OF ADMINISTRATION

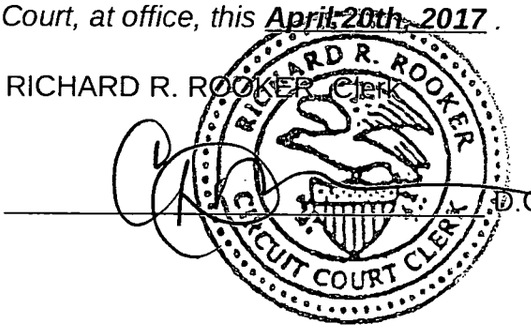
TO: **BRANDON SMITH** DOCKET NO: **17P589**

*It appearing to the Court that **YVONNE ANNEICE GOOCH SMITH** has died leaving no Will, and the Court being satisfied as to your claim to said Administration, you have given Bond pursuant to Order, if required, 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, the said **BRANDON SMITH,** to take into your possession and control all the goods, chattels, claims, and papers of the said estate, and to 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, and to deliver the residue thereof to those who are by law entitled.*

*WITNESS, Richard R. Rooker, Clerk of the Probate Court, at office, this **April 20th, 2017** .*

RICHARD R. ROOKER, Clerk



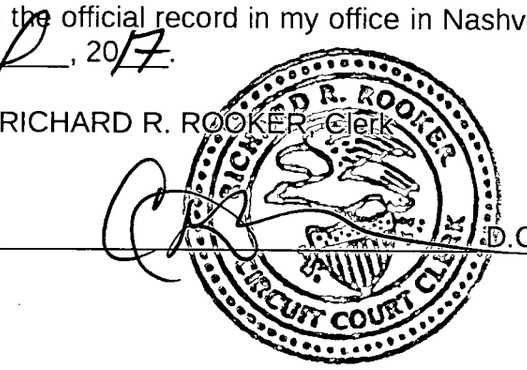
_____ D.C.

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 the Letters of Administration issued to **BRANDON SMITH** as **Administrator** of the estate of **YVONNE ANNEICE GOOCH SMITH**, deceased, and I do further certify that **BRANDON SMITH** 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 official record in my office in Nashville, Tennessee, this the 20th day of April, 2017.

RICHARD R. ROOKER, Clerk



_____ D.C.