

This instrument prepared by:

Harold G. Walter, Atty.
44 N. 2nd St, Suite 505
Memphis, TN 38103

THIS INSTRUMENT DOES NOT CONSTITUTE A WARRANTY OF TITLE, COVENANTS, DESCRIPTIONS OR ANY OTHER INFORMATION CONTAINED HEREIN.

CO-ADMINISTRATOR'S DEED

In order to provide muniment of title and for other valuable consideration received, the receipt of which is hereby acknowledged, we, **Jeri Lynne Allen** and **Harold G. Walter**, Co-Administrators of the estate of **Gregory Sredin**, Shelby County Probate Docket Number PR-7293, pursuant to LETTERS OF ADMINISTRATION issued on October 25, 2016, a copy of which is attached hereto as EXHIBIT "A", and in order to carry out the provisions of the laws of Descent and Distribution, for and on behalf of the estate, for the purpose of serving as a muniment of title and further evidencing the divestiture of title in and to the premises hereinafter described from the aforesaid estate, or any person or entity claiming by, under, or through the title of **Gregory Sredin** do hereby devise, release, grant, bargain, sell, convey and forever quitclaim to **Jeri Lynne Allen, Christopher James Sredin and Aaron James Sredin**, and their heirs and assigns forever, the real property located in Fayette County, Tennessee, to wit:

SEE ATTACHED EXHIBIT ~~"A"~~ ^{"B"} which is hereby incorporated in this instrument

The previous and last instrument and prior title is a deed recorded in **Deed Book 514, Page 237** in the Register's Office in Fayette County, Tennessee. No survey, no title examination, and no title insurance has been made or acquired for this transfer.

WITNESS our hands on this 13th day of July, 2017.

Shelby County Probate Court
Docket No. PR-7293
Shelby County Probate Court

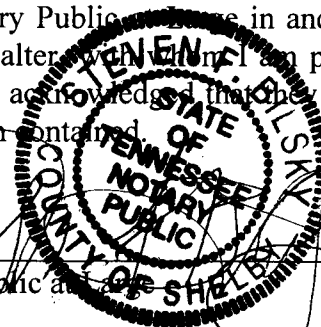
BY: Jeri Lynne Allen
Jeri Lynne Allen, Co-Administrator
BY: Harold G. Walter
Harold G. Walter, Co-Administrator

STATE OF TENNESSEE
COUNTY OF SHELBY

On this 13th day of July, 2017, before me, Steven F. Bilsky, Notary Public, in and for The State of Tennessee, personally appeared Jeri Lynne Allen and Harold G. Walter, both of whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument as their free act and deed and for the purposes therein contained.

My Commission Expires 12-5-17.

Notary Public at Large



OATH OF ACTUAL CONSIDERATION PURSUANT TO T.C.A. 67-4-409(a)(4)

STATE OF TENNESSEE
COUNTY OF SHELBY

We, hereby offering this instrument for recording within the meaning of the statutes of the State of Tennessee, under Tennessee Code Annotated Section 67-4-409(a)(4), hereby swear or affirm that the actual consideration for this transfer is \$-0-.

Jeri Lynne Allen

Jeri Lynne Allen, Affiant

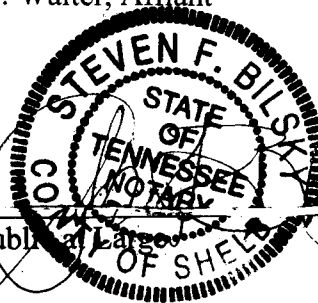
Harold G. Walter

Harold G. Walter, Affiant

Sworn to and subscribed before me this 13 day of July, 2017

My Commission Expires 12-5-17.

Notary Public at Large



Property Address: 1260 Highway 196

Name and Address of property owners: Jeri Lynne Allen, Christopher James Sredin and Aaron James Sredin

Name and Address of person responsible for payment of real property taxes: Jeri Lynne Allen, 417 Carson,
Benton, AR 72015

Parcel No.: Dist. 10, Map 184, , Parcel 03005, SI 000

LETTERS OF ADMINISTRATION

State of Tennessee, County of Shelby County

Docket No. PR007293TO: JERI LYNNE ALLENHAROLD G. WALTER

ADMINISTRATOR(S)

The Probate Court of Shelby County, Tennessee has found that GREGORY SREDIN has died, leaving no will. The Court is satisfied that your claim to administer assets is valid and proper, that you have given bond if required by the Court, that you have taken the oath of office, that you are qualified by the laws of this State to serve in such capacity, and therefore, the Court has ordered that Letters of Administration be issued to you.

These letters authorize and empower you to take into your possession and control all property of the decedent subject to probate. As Administrator(s) of this Estate, you must file a true and correct inventory and accountings as required by law, unless excused by court order. You are further authorized to collect all assets, pay all lawful debts as provided by statute, and to transact all duties relating to said Estate which lawfully devolve on you as Administrator(s). After settling all claims lawfully filed against the Estate and properly administering the Estate as required by law, you are required to deliver the residue to those who are entitled thereto.

Issued by the Shelby County Probate Court Clerk this 25-OCT-2016.

PAUL BOYD CLERK

By: BRANDON WEISE
Deputy Clerk

State of Tennessee, County of Shelby

I, PAUL BOYD CLERK of the Probate Court of Shelby County, Tennessee do hereby certify that the foregoing is a correct copy of the Letters of Administration issued to JERI LYNNE ALLEN, HAROLD G. WALTER as Administrator(s) of the Estate of GREGORY SREDIN, decedent, as same appears of record in cause number PR007293 now on file in my office and that same still remain in full force and effect.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the seal of said Court, in the City of Memphis, State of Tennessee, this 25-OCT-2016.

PAUL BOYD CLERK

By _____
Deputy Clerk

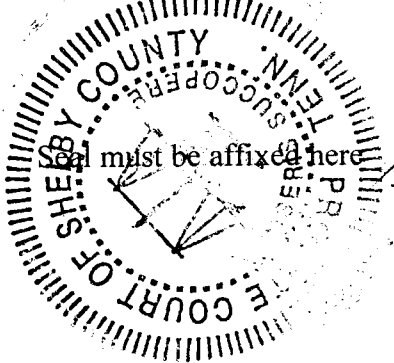


EXHIBIT ~~A~~ "B"

COMMENCING FROM THE SOUTHWESTERLY CORNER THE JAMES AND CATHERLINE CHANDLER TRACT (DB. 321, PG. 771); THENCE ON A BEARING OF SOUTH 00 DEGREES, 00 MINUTES, 41 SECONDS WEST ALONG CHULAHOMA ROAD A DISTANCE OF 290.21 FT. TO THE TRUE POINT OF BEGINNING;

THENCE ON A BEARING OF NORTH 89 DEGREES 38 MINUTES 53 SECONDS EAST A DISTANCE OF 196.91 FEET TO A 1/2 INCH REBAR SET;

THENCE ON A BEARING OF SOUTH 55 DEGREES 58 MINUTES 22 SECONDS EAST A DISTANCE OF 37.44 FEET TO A 1/2 INCH REBAR SET;

THENCE ON A BEARING OF NORTH 89 DEGREES 38 MINUTES 53 SECONDS EAST A DISTANCE OF 74.84 FEET TO A 1/2 INCH REBAR SET;

THENCE ON A BEARING OF SOUTH 00 DEGREES, 21 MINUTES, 07 SECONDS EAST A DISTANCE OF 128.86 FT. TO A 1/2 INCH REBAR SET;

THENCE ON A BEARING OF SOUTH 89 DEGREES, 38 MINUTES, 53 SECONDS WEST A DISTANCE OF 303.60 FT. TO A P.K. NAIL SET IN SAID CHULAHOMA ROAD;

THENCE ON A BEARING OF NORTH 00 DEGREES, 00 MINUTES, 41 SECONDS EAST ALONG SAID CHULAHOMA ROAD A DISTANCE OF 150.00 FT. TO THE POINT OF BEGINNING AND CONTAINING 1.0000 ACRES OR 43,560.000 SQUARE FEET.

FAYETTE

AUG 07 2017

MARK WARD

ASSESSOR OF PROPERTY

BY

Mark Ward

Being the same property conveyed to Gregory Sredin by Deed of record in Deed Book 514, Page 237 in the Register's Office of Fayette County, Tennessee

17004822

4 PGS:AL-DEED	
BUDDY BATCH: 88018	
08/07/2017 - 08:02 AM	
VALUE	0.00
MORTGAGE TAX	0.00
TRANSFER TAX	0.00
RECORDING FEE	20.00
DP FEE	2.00
REGISTER'S FEE	0.00
TOTAL AMOUNT	22.00

STATE OF TENNESSEE, FAYETTE COUNTY

SISSY DOWDLE

REGISTER OF DEEDS