

OWNER/RESPONSIBLE TAXPAYER:

THIS INSTRUMENT PREPARED BY:
Tennessee Valley Title Insurance Co.
1500 First Tennessee Plaza
Knoxville, TN 37929
(93590/tma)

Tax I.D. No. 106-001.08

WARRANTY DEED

THIS INDENTURE made this _____ day of _____, 2009, between **SUSAN D. KING, PERSONAL REPRESENTATIVE OF THE ESTATE OF HAROLD G. KING AND SUSAN D. KING, SUCCESSOR TRUSTEE OF THE HAROLD G. KING REVOCABLE LIVING TRUST U/A DATED MAY 31, 1996, AS AMENDED AND RESTATED JULY 6, 2005 AND SUSAN D. KING, TRUSTEE OF THE SUSAN D. KING REVOCABLE LIVING TRUST U/A DATED MAY 31, 1996, AS AMENDED AND RESTATED JULY 6, 2005**, First Party, and _____, of _____ County, Tennessee, Second Party.

WITNESSETH:

THAT SAID FIRST PARTY, for and in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS, and other good and valuable consideration, to me in hand paid by said Second Party, the receipt of which is hereby acknowledged, has granted, bargained, sold and conveyed, and does by these presents grant, bargain, sell and convey unto Second Party, the real property described as follows, to-wit:

SITUATED in District Fifteen of Blount County, Tennessee, and being all of Tract 2, and more particularly described as follows:

BEGINNING at an iron pin at the southeast corner of Lot 13, Bear Den Subdivision (Map File _____); thence North 03 deg. 40 min. 23 sec. West, 569.38 feet to an inaccessible point; thence North 82 deg. 34 min. 59 sec. West, 747.84 feet to an inaccessible point; thence along the line of Kerr (Deed Book 601, page 81), North 63 deg. 13 min. 25 sec. East, 177.67 feet to an inaccessible point; thence North 78 deg. 52 min. 26 sec. East, 171.26 feet to an inaccessible point; then South 74 deg. 40 min. 37 sec. East, 678.81 feet to an inaccessible point; thence North 66 deg. 43 min. 31 sec. East, 83.92 feet to an inaccessible point; thence North 52 deg. 54 min. 11 sec. East, 511.86 feet to an inaccessible point; then North 59 deg. 42 min. 21 sec. East, 627.21 feet to an inaccessible point; thence North 78 deg. 20 min. 20 sec. East, 416.51 feet to an inaccessible point; thence South 65 deg. 44 min. 55 sec. West, 364.94 feet to an inaccessible point; thence South 50 deg. 10 min. 43 sec. West, 250.55 feet to an inaccessible point; thence South 21 deg. 32 min. 16 sec. East, 331.20 feet to an inaccessible point; thence South 72 deg. 19 min. 59 sec. West, 163.69 feet to an inaccessible point; thence South 60 deg. 51 min. 38 sec. West, 81.16 feet to an inaccessible pint; thence South 69 deg. 00 min. 26 sec. West, 266.15 feet to an inaccessible point; thence South 64 deg. 12 min. 59 sec. West, 73.27 feet to an inaccessible point; thence South 57 deg. 26 min. 04 sec. West, 128.10 feet to an inaccessible point; thence South 32 deg. 34 min. 04 sec. West, 100.90 feet to an inaccessible point; thence South 57 deg. 17 min. 24 sec. West, 61.93 feet to an inaccessible point; thence South 74 deg. 39 min. 26 sec. West, 93.63 feet to an inaccessible point; thence South 49 deg. 33 min. 14 sec. West, 168.47 feet to an inaccessible point; thence South 53 deg. 25 min. 26 sec. West, 201.50 feet to an inaccessible point; thence South 56 deg. 45 min. 19 sec. West, 117.74 feet to the point of BEGINNING, containing 15.61 acres, according to survey of Little River Surveying Company, dated December 6, 1996 (Job #460C).

BEING the same property conveyed to Susan D. King, Trustee of The Susan D. King Revocable Living Trust u/a May 31, 1996, amended and restated July 6, 2005, by Quit Claim Deed from Susan D. King, dated November 10, 2005, and recorded in Record Book 2095, page 2451, in the Register's Office for Blount County, Tennessee; and BEING the same property conveyed to Harold G. King, Trustee of The Harold G. King Revocable Living Trust u/a May 31, 1996, amended and restated July 6, 2005, by Quit Claim Deed from Harold G. King, dated November 10, 2005, and recorded in Record Book 2095, page 2454, in the Register's Office for Blount County, Tennessee.

with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims to homestead and dower therein. TO HAVE AND TO HOLD the same unto the Second Party, _____ heirs, successors and assigns forever.

AND said First Party, for herself and her heirs, successors and assigns, does hereby covenant with said Second Party, _____ heirs, successors and assigns, that she is lawfully seized in fee simple of the premises above conveyed and has full power, authority and right to convey the same, and that said premises are free from all encumbrances except taxes for the year 2009, which shall be prorated as of the date of closing and which are assumed by Second Party; and

Any and all applicable restrictions, agreements, easements and building setback lines as are shown in the records in the Blount County Register's Office and further to any matter and/or condition which would be disclosed by a current, accurate survey or inspection of the property herein described;

and that she will forever warrant and defend the said premises and title thereto against the lawful claims of all persons whomsoever.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, or the masculine, feminine or neuter gender, as the case may demand.

IN WITNESS WHEREOF, the said First Party hereunder has executed this instrument the day and year first above written.

SUSAN D. KING,
SUCCESSOR TRUSTEE

SUSAN D. KING,
TRUSTEE

SUSAN D. KING,
PERSONAL REPRESENTATIVE

STATE OF TENNESSEE)
) SS:
COUNTY OF KNOX)

PERSONALLY appeared before me, the undersigned authority, a Notary Public in and for said County and State, **SUSAN D. KING, PERSONAL REPRESENTATIVE OF THE ESTATE OF HAROLD G. KING**, the within named bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office, this _____ day of _____, 2009.

My Commission Expires:

NOTARY PUBLIC

STATE OF TENNESSEE)
) SS:
COUNTY OF KNOX)

PERSONALLY appeared before me, the undersigned authority, a Notary Public in and for said County and State, **SUSAN D. KING, SUCCESSOR TRUSTEE OF THE HAROLD G. KING REVOCABLE LIVING TRUST U/A DATED MAY 31, 1996, AS AMENDED AND RESTATED JULY 6, 2005**, the within named bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office, this ____ day of _____, 2009.

My Commission Expires: _____

STATE OF TENNESSEE)
) SS:
COUNTY OF KNOX)

PERSONALLY appeared before me, the undersigned authority, a Notary Public in and for said County and State, **SUSAN D. KING, TRUSTEE OF THE SUSAN D. KING REVOCABLE LIVING TRUST U/A DATED MAY 31, 1996, AS AMENDED AND RESTATED JULY 6, 2005**, the within named bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office, this ____ day of _____, 2009.

My Commission Expires: _____
_____ NOTARY PUBLIC

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is \$_____.

Affiant

Subscribed and sworn to before me this ____ day of _____, 2009.

My Commission Expires: _____
_____ NOTARY PUBLIC