

THIS INSTRUMENT PREPARED BY:

Office of the City Attorney
City of Kingsport, Tennessee 37660

BOOK 2669C PAGE 0610

WARRANTY DEED

THIS DEED, made this 12th day of May, 2008, between DIANA DOTSON FLEMING, JOHN CALVIN DOTSON, III, SHIRLEY RUTH DOTSON and SONDR A. BRIDWELL, Heirs of the Estate of J. C. & Ruth Dotson, Grantors, and CITY OF KINGSFORT, TENNESSEE, a municipal corporation of the State of Tennessee, Grantee.

WITNESSETH:

That said Grantors, for and in consideration of the sum of ONE DOLLAR AND 00/100th's (\$1.00), cash in hand paid by Grantee, the receipt and sufficiency of which is hereby acknowledged, have granted, bargained, sold, conveyed, and do hereby grant, bargain, sell and convey unto the Grantee, the following described premises, to-wit:

SITUATED in the City of Kingsport, 12th Civil District of Sullivan County, Tennessee, and more particularly described as follows:

BEGINNING at an X cut on the concrete at the intersection of the divisional line between Lots 4 and 5, with the northerly right-of-way line of Lee Highway; thence along said right-of-way line, S. 80° 56' E. 60.2 feet to an X cut on the concrete on the northerly side of said Lee Highway; thence along the easterly side of a concrete wall, N. 08° 06' E., 63 feet to the northeasterly corner of said wall; thence along the northerly side of said wall, N. 81° 43' W., 54.3 feet to the northwesterly side of said wall, thence 07° 50' W., 32.3 feet to a point; thence N. 81° 16' W., 5.38 feet to the divisional line between Lots 4 and 5, S. 09° 44' W., 30.4 feet to the BEGINNING, containing 0.08 of an acre, more or less, and being all of Lot 4 that lies North of the Lee Highway, in the Subdivision of the Roller Estate, as shown by map made by Hugh E. Alley, June 4, 1943, from a re-survey of said property. Being the same property conveyed to the Grantors by Deed of Record in the Register's Office for Sullivan County at Blountville, Tennessee, in Deed Book 381A at page 462, to all of which reference is hereby made. Ruth H. Dotson predeceased her husband, John Calvin Dotson who subsequently departed this life on June 24, 2006, and his Last Will and Testament was admitted to probate in the Sullivan County, Tennessee Chancery Court, Case No. P-0615133 and recorded in Will Book 110, page 694 in Blountville, Tennessee.

Tax Map #045-J; Group A; Parcel #004.00

TO HAVE AND TO HOLD the said premises with the appurtenances, estate, title, and interest thereto belonging to Grantors unto the Grantee, its successors and assigns, forever in fee simple absolute.

The Grantors for themselves and for their heirs, executors, and administrators do hereby covenant to and with the Grantor, its successors and assigns, that they are lawfully seized and possessed in fee simple of said property; that they have a good and lawful right to convey the same as herein conveyed; that said property is free, clear and unencumbered.

The Grantors do hereby bind themselves and their successors to title that they will forever warrant and defend the title to said property against the lawful claims of all persons whomsoever unto the Grantee, its successors and assigns.

MARY LOU DUNCAN
REGISTER OF DEEDS
SULLIVAN COUNTY, TENNESSEE
28 May 2008 TIME 08:00 a
BOOK 2669C PAGE 0610
TAX C CF 2.00
FEE 20.00 TOTAL 22.00
RECEIPT NO. 2008-078401

WITNESS the signatures of the Grantors, on this the day and year first above written herein.

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Diana Dotson Fleming
DIANA DOTSON FLEMING

John Calvin Dotson, III
JOHN CALVIN DOTSON, III

Shirley Ruth Dotson
SHIRLEY RUTH DOTSON

Sondra D. Bridwell
SONDRA D. BRIDWELL

STATE OF TENNESSEE
COUNTY OF Sullivan

Personally appeared before me, a Notary Public in and for the State and County aforesaid, DIANA DOTSON FLEMING, the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that she has executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office in Kingsport (city), Sullivan County, Tennessee, this 29 day of April, 2008.

My Commission Expires:
November 10, 2011



Jason Scott Price
NOTARY PUBLIC

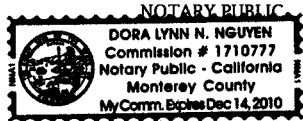
STATE OF _____
COUNTY OF _____

Personally appeared before me, a Notary Public in and for the State and County aforesaid, JOHN CALVIN DOTSON, III, the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that he has executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office in _____ (city), _____ County, _____ (state), this _____ day of _____, 2008.

My Commission Expires:

see attached



STATE OF TENNESSEE
COUNTY OF SULLIVAN

Personally appeared before me, a Notary Public in and for the State and County aforesaid, SHIRLEY RUTH DOTSON, the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that she has executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office in Kingsport, Sullivan County, Tennessee, this 29 day of April, 2008.

My Commission Expires:
November 10 2011



Jason Scott Price
NOTARY PUBLIC

Dotson Heirs Deed/rdt

**California All-Purpose
Certificate of Acknowledgement**

State of California
County of Monterey

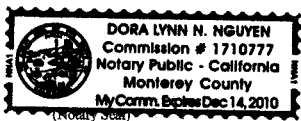
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On May 05, 2008 before me, Dora Lynn N. Nguyen Notary Public,
personally appeared John Catrin Dotson,

who proved to me on the basis of satisfactory evidence to be the person~~(s)~~ whose name~~(s)~~
is/~~are~~ subscribed to the within instrument and acknowledged to me that he/~~she/they~~
executed the same in his/~~her/their~~ authorized capacity~~(ies)~~, and that by his/~~her/their~~
signature~~(s)~~ on the instrument the person~~(s)~~, or the entity upon behalf of which the
person~~(s)~~ acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that
the foregoing paragraph is true and correct.

WITNESS me hand and official seal.



Dora Lynn N. Nguyen
Signature of Notary Public

Additional Optional Information

Title of Document Warranty Deed

STATE OF TENNESSEE
COUNTY OF SULLIVAN

Personally appeared before me, a Notary Public in and for the State and County aforesaid, SONDRA D. BRIDWELL, the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that she has executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office in Kingsport, Sullivan County, Tennessee, this 29 day of April

My Commission Expires:

November 10, 2011



Jason Scott Price
NOTARY PUBLIC

The recording of this transfer of realty in which a municipality is the grantee is exempt from the real estate transfer recordation tax pursuant to *Tenn. Code Ann. Section 67-4-409(f)(1)*; therefore, pursuant to *Tenn. Code Ann. Section 67-4-409(a)(5)* no oath of value is required on this instrument.

Mary Ann Duncan