WARRANTY DEED

P-05-6231

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $157,500.00

Affiant

Subscribed and sworn to before me, this 12th DAY OF May, 2005.

Notary Public

MY COMMISSION EXPIRES: 11-13-07
(AFFIX SEAL)

SHELBY V. STREET NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Prestige Title, LLC
609 Westgate Circle, Ste. 200
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 05/17/05 08:14 2 pgs
Fees:13.00 Taxes:582.75

20050517-0055141

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Timothy Swartsell	Wells Fargo Bank NA	
6231 Henry Ford Dive	(NAME) PO Box 10303	90-12-142
(ADDRESS) Nashville, Tennessee 37209	(ADDRESS) Des Moines, IA 50306-0304	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we DORRIS D. BARNES, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto TIMOTHY SWARTSELL AND VIRGINIA C. MCLEAN-SWARTSELL, *hereinafter called the Grantees, their heirs and assigns, that 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. 192 on the plan of Charlotte Park, Section III, of record in Book 2663, page 70, Register's Office for said County, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Dorris D. Barnes, by Deed from Robert E. Sanders, unmarried, dated April 11, 2000, of record in Instrument No. 20000413-0037351, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

* Husband and Wife

The spouse of Dorris D. Barnes does not join in this conveyance due to the fact that she has never lived in subject property and it is investment property.

unimproved ( )
This is improved (X) property, known as 6231 Henry Ford Dive, Nashville, Tennessee 37209
(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 my/our hand(s) this 12th day of May, 2005.

Dorris D. Barnes

STATE OF TENNESSEE

COUNTY OF Davidson

I, Sandy Meyer, a Notary Public of the County and State first above written, do hereby certify that Dorrin D. Barnes personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 12th day of May, 2005.

Notary Public

My Commission Expires: 5/24/2008

(SEAL)

SANDY MEYER
NOTARY
PUBLIC
AT
LARGE
DAVIDSON COUNTY, TN

RETURN TO:

PRESTIGE TITLE, LLC
1600 Westgate Circle, Ste. 200
BRENTWOOD, TN 37027
615-515-6800