WARRANTY DEED

JAMIE C. POLK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 249,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th day of June, 2007

Notary Public:

MY COMMISSION EXPIRES: 3/31/07
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS
Michael Swift	Bank of America, N.A.	Map 097
6037 Port Anadarko Trail	P.O. Box 1875	Group 08
Hermitage, TN 37076	Corapolis, PA 15108	Parcel 023.00

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

Josephine A. Hassler and Rachel W. Hassler and Janice M. Hassler and Judith A. Llerena, all unmarried

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto

Michael Swift, unmarried

hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEING Lot No. 257, on the Plan of Section 8, Lake Park, of record in Plat Book 4885 (erroneously shown as A885 on prior deed), Page 184, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Josephine A. Hassler, Rachel W. Hassler, Janice M. Hassler, and Judith A. Llerena, as joint tenants with right of survivorship, not as tenants in common, by Quitclaim Deed from Josephine A. Hassler and Rachel W. Hassler of record in Instrument 20040721-0087304, Register's Office for said County, dated July 1, 2004. See also deed of record in Instrument 20040526-0061974, said Register's Office.

This conveyance is made subject to: (1) 2007 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Plat Book 4885, Page 184, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 6037 Port Anadarko Trail, Hermitage, TN 37076

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 our hands this ~~11th~~ 12th day of June, 2007.

Josephine A. Hassler

Rachel W. Hassler

Janice M. Hassler

Judith A. Llerena

Davidson County DEEDWARR
Recvd: 06/13/07 09:27 2 pgs
Fees:13.00 Taxes:924.63

20070613-0070685

FILE BOX 45

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Josephine A. Hassler, Rachel W. Hassler, Janice M. Hassler, and Judith A. Llerena, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 12th day of June, 2007.

My Commission Expires: 3/7/11

Notary Public

JAMIE C. POLK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.