BILL GARRETT, Davidson County
Trans:T20090029782 DEEDWARR
Recvd: 05/05/09 14:07 2 pgs
Fees:13.00 Taxes:786.25
20090505-0041164

This Instrument Prepared by:
Legends Title Services, LLC
155 Legends Drive, Suite O
Lebanon, Tennessee 37087

ADDRESS NEW OWNER:
Ralph S. Swift Jr. & Paula D. Swift
7057 Cotton Blossom Lane
Nashville, TN 37221

SEND TAX BILL TO:
Same

Tax ID 155-03-0-A039.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid to the undersigned, the receipt of which amount being hereby acknowledged, and other good and valuable consideration, **Bryan A. Holloway and wife, Katherine S. Beeler Holloway,** has this day bargained and sold, and does hereby transfer and convey unto **Ralph Sammy Swift Jr. and wife, Paula Deanne Swift,** certain land situated in Davidson County, Tennessee, being more particularly described as follows:

LAND in Davidson County, Tennessee, being Lot No. 72 on the Plan of Rolling River Estates, Section 1, as shown on plat of record in Plat Book 4860, Page 27, in the Register's Office for Davidson County, TN , to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Bryan A. Holloway, unmarried and Katherine S. Beeler, unmarried by Deed of record in Instrument No. 20020703-0080656, recorded 7/3/2002, Register's Office for Davidson County, TN .

This is improved property known as **7057 Cotton Blossom Lane Nashville, TN 37221.**

TO HAVE AND TO HOLD said lands, including the appurtenances thereon situated, and all the right, title, estate and interest thereto belonging to the said GRANTEE, her heirs and assigns, forever.

I COVENANT with the Grantees herein that I am lawfully seized and possessed of said lands in fee simple; that I have a good and lawful right to convey same; and I do warrant and will forever defend the title thereto against the lawful claims of all persons whomsoever.

REAL PROPERTY TAXES: The real property taxes for the year 2008 shall be prorated as of the date of this deed.

EASEMENTS AND RIGHTS OF WAY: This conveyance is made subject to any and all easements and rights-of-way, public and private, as may be shown of record in the Register's Office for Davidson County, Tennessee, as well as those found upon inspection of the premises. This conveyance is further made subject to any and all matters shown on the plat of record in Book 4860, page 27, and restrictions in Book 4788, page 950, as amended in Book 4871, page 640, and encumbrances as may be shown of record in the office of the Register of Deeds where the real property is situated.

RULES AND REGULATIONS: This conveyance is made subject to all

Governmental rules and regulations and all Davidson County Health Department rules and regulations.

POSSESSION: Possession to be given with delivery of deed.

WITNESS MY HAND on this the 29th day of April, 2009

Bryan A. Holloway

Katherine S. Beeler Holloway

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned Notary Public in and for the aforesaid said County and State, **Bryan A. Holloway and Katherine S. Beeler Holloway,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seals at office this 29th day of April, 2009.

GREG W. CLARKE NOTARY PUBLIC STATE OF TENNESSEE WILSON COUNTY My Commission Expires January 12, 2010

NOTARY PUBLIC

My Commission Expires: _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual value or consideration, whichever is greater, for this transfer is $212,500.00.

AFFIANT

Subscribed and sworn to before me this the 29th day of April, 2009.

NOTARY PUBLIC

THERESA J. WIGGINGTON STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

My Commission Expires: 2.3.2013