RECORD AND RETURN TO:
Harpeth Escrow, LLC
117 Two Mile Pike
Goodlettsville, TN 37072

LURA BRADY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY, TENN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is 111,500.00

Affiant Donald L Swaringen II

Subscribed and sworn to before me, this 30th day of October, 2013.

Lura Brady

Notary Public

My commission expires: 7-30-14

THIS INSTRUMENT WAS PREPARED BY
HARPETH ESCROW, LLC
117 TWO MILE PIKE
GOODLETTSVILLE, TN 37072

BILL GARRETT, Davidson County
Trans:T20130095932 DEEDWARR
Recvd: 11/12/13 08:16 2 pgs
Fees:13.00 Taxes:412.55
20131112-0116389

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
DONALD L SWARINGEN, II	**FIRSTBANK**	**10816002800**
1013 PLEASANT VIEW DR	**3500 BLUE LAKE DRIVE, SUITE 325**	
NASHVILLE, TN 37214	**BIRMINGHAM, AL 35243**	

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 ACKNOWLEDGE, WE,

SHELLY D. BITTAKER, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

DONALD L SWARINGEN, II and DONNA SWARINGEN, husband and wife

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:

Land in Davidson County, Tennessee, being Lot 33A, SECTION ONE, PERCY PRIEST WOODS, ZONE LOT DIVISION, LOTS 32, 33, 36 AND 37, as shown on plat of record in Plat Book 5200, Page 472, amended in Plat Book 5200, Page 718, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

BEING THE SAME PROPERTY CONVEYED TO SHELLY D. BITTAKER, UNMARRIED, BY WARRANTY DEED FROM JENNIFER TOSCANO-PAULIN DATED 01/07/2013 AND RECORDED ON 01/09/2013 IN INSTRUMENT NUMBER 20130109-0002678 SAID REGISTER'S OFFICE FOR SAID COUNTY.

ALSO BEING THE SAME PROPERTY CONVEYED TO JENNIFER TO SCANO-PAULIN BY QUIT CLAIM DEED FROM JOSEPH R. PAULIN, JR. DATED 9/29/2008 AND RECORDED ON 02/11/2009 IN INSTRUMENT NUMBER 20090211-0011857 SAID REGISTER'S OFFICE FOR SAID COUNTY.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (X) unimproved (____) property known as 1013 PLEASANT VIEW DR, NASHVILLE, TN 37214.

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 in 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 30th day of October, 2013.

Shelly D Bittaker by Heather Dawn Lehman
SHELLY D. BITTAKER
BY HEATHER DAWN LEHMAN, ATTORNEY IN FACT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared **HEATHER DAWN LEHMAN** to me known to be the person who executed the foregoing instrument in behalf of **SHELLY D. BITTAKER** as his/her/their Attorney in Fact, and acknowledged that he/she executed the same as the free act and deed of the said **SHELLY D. BITTAKER**.

Witness my hand, at office, this 30th day of October, 2013.

Lura Brady
Notary Public

My Commission Expires: 7-30-14