WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 65,000.00

Affiant

SUBSCRIBED AND SWON TO BEFORE ME, THIS THE 15th DAY OF November, 2013.

Notary Public

MY COMMISSION EXPIRES: 3/1/16
(Affix Seal)

DIANNE M. CATHEY NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE My Commission Expires

THIS INSTRUMENT WAS PREPARED BY:
Creekside Title & Escrow, LLC, 311 E. Main Street, STE 5, Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Elaine Willner	Same as new owner	Map 22 Par. 184.00
5395 Swindle Road		
Whites Creek, TN 37189		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, *Paula G. Porter, a single woman*
HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THERE PRESENTS DO TRANFER AND CONVEY UNTO *Elaine Willner, a single woman*
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:

For reference only this is Property being known as 5395 Swindle Road Whites Creek TN 37189 and being described as follows:

A certain Tract or Parcel of Land in Davidson County, State of Tennessee, Described As Follows, To Wit: Land in the 14th Civil District of Davidson County, Tennessee, described as follows: Beginning at a point in the intersection the east margin of Whites Creek Pike and the south margin of a 50 foot righ of way, known as swindle Road; thence with the south margin of Swindle Road, North 58 degrees, about 240 feet to a concrete monument; thence with the easterly line of Biggs and Jennette, South 32 degrees, 17 minutes, 27 seconds East 211.98 feet to an iron pin in Adcock's line; thence with Adcock, North 54 degrees, 21 minutes, 48 seconds East 410 feet to an iron pin, a corner with Burton; thence with Burton's line, North 33 degrees, 20 minutes, 48 seconds East 410 feet to an iron pin, a corner with Burton; thence with Burton's line, North 33 degrees, 20 minutes East 638.15 feet; North 7 degrees, 03 minutes, 19 seconds East 98.98 feet to an iron pin; thence 22 degrees 09 minutes, 21 seconds East 153.32 feet to an iron pin; North 32 degrees, 54 minutes, 25 seconds East 145.26 feet to an iron pin; North 19 degrees, 52 minutes, 56 seconds West 65 feet to an iron pin; North 52 degrees 15 minutes 18 seconds East 416.92 feet to an iron pin; North 50 degrees 54 minutes 16 seconds East 78 feet to an iron pin; North 76 degrees 57 minutes 22 seconds east 109.61 feet to an iron pin and North 23 degrees 21 minutes 41 seconds West 91.96 feet to an iron pin, the beginning point and the southernmost corner of the tract herein conveyed; thence North 41 degrees 17 minutes 32 seconds West 817.55 feet to an iron pin; thence North 48 degrees 42 minutes 28 seconds East 171.64 feet to an iron pin; thence South 41 degrees 17 minutes 32 seconds East about 735 feet to an iron pin in Burton's line; thence with Burton's line, South 22 degrees 12 minutes 58 seconds West 191.67 feet to the beginning, and described according to survey of M & K, Inc.

Also, being known as Lot No. 5 of David Wade Subdivision, Section 1, of record in Plat Book 6900, page 129, of the Register's Office for Davidson County, Tennessee to which plat reference is here made for a more complete description thereof.

Being the same property conveyed to Paula G. Porter, by Special Warranty Deed dated December 22, 2005 from The Bank of New York, as Trustee for the Holders of the EQCC Asset Backed Certificates, Series 2001-2, of record in Instrument 200601120004977, Register's Office for Davidson County, Tennessee.

This conveyance is subject to: Current years taxes which have been prorated and paid in full by the Grantor herein; All restrictions of record in Book 6650, page 373 and Book 7255, page 8; All visible easements; All matters appearing on the plan of record; All applicable government and zoning regulations.

This is: Unimproved ( )
Improved (x) Property, known as 5395 Swindle Road, Whites Creek, TN 37189
(House Number) (Street) (City or Town) (Zip Code)

BILL GARRETT, Davidson County
Trans:T20130098571 DEEDWARR
Recvd: 11/20/13 10:07 2 pgs
Fees:13.00 Taxes:240.50

20131120-0119597

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEESS, 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 13th day of November, 2013.

Paula G Porter

Paula G. Porter

STATE OF Arizona
COUNTY OF Maricopa

OFFICIAL SEAL
ERIN BOOTS
NOTARY PUBLIC - State of Arizona
MARICOPA COUNTY
My Comm. Expires July 29, 2014

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Paula G. Porter the bargainor(s) with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 17th day of November, 2013.

Commission Expires: 07/29/2014

E. Boots
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, _____, a Notary Public within and for the State and County aforesaid personally appeared _____ and _____ with whom I am personally acquainted and who upon _____oath(s) acknowledged _____ to be the _____ and _____respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires:_____

_____
Notary Public