WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140067262 DEEDWARR
Recvd: 09/10/14 09:15 2 pgs
Fees:13.00 Taxes:203.50
20140910-0082733

Y-WR-14-361

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $55,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF AUGUST, 2014.

Notary Public

MY COMMISSION EXPIRES: 10/18/16 (AFFIX SEAL)

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Roger Swift, Jr and Patricia Austin Swift	**NEW OWNER**	
(NAME)	(NAME)	
361 Kingview Drive	**361 Kingview Drive**	**058-16-0-119.00**
(ADDRESS)	(ADDRESS)	
Nashville, TN 37218	**Nashville, TN 37218**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we **DR. JAMIE NORTH-WARE, MARRIED, ERICA CARTER, AND SHERITHA NORTH,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **ROGER SWIFT, JR. AND PATRICIA AUSTIN SWIFT, HUSBAND AND WIFE,** hereinafter called the Grantee(s), 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. 108 on the Plan of Haynes Park, Section 4-A of record in Plat Book 4860, Page 39, in the Register's Office for Davidson County, Tennessee.

Said Lot No. 108 fronts 76 feet on the easterly side of Kingview Drive and runs back between lines, 133.34 feet on the northerly side and 117.13 feet on the southerly side to the line at the rear on which it measures 90.89 feet thereon.

Being the same property conveyed to James E. North by deed from James E. North, et ux, Catherine D. North of record in Book 6920, page 335, Register's Office for Davidson County, Tennessee, dated August 30, 1985 and recorded on July 17, 1986.

Being the same property conveyed to Dr. Jamie L. North-Ware by deed from James E. North of record in Instrument No. 20130201-0010693 Register's Office for Davidson County, Tennessee, dated January 31, 2013 and recorded on February 1, 2013. Being the same property conveyed to Dr. Jamie L. North-Ware, Erica Carter, and Sheritha North, by Quitclaim Deed from Dr. Jamie L. North-Ware of record in Instrument No. 20140910-0082731 Register's Office for Davidson County, Tennessee, dated August 27, 2014 and recorded on 9-10-14. Said property was never occupied as a marital residence.

This conveyance is subject to:
- Taxes for the year 2014.
- Plan of record in Plat Book 4860, Page 39, Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **361 Kingview Drive , Nashville, Tennessee 37218**.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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.

Dr. Jamie North-Ware,
Dr. Jamie L. North-Ware,
Jamie L. North-Ware, and
Jamie North-Ware
are one and the same person.

Witness my/our hand(s) this the 28th DAY OF AUGUST, 2014.

Jamie L. North-Ware by Sheritha North, Attorney-in-Fact

Erica Carter

Sheritha North

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Sheritha North, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of JAMIE L. NORTH-WARE and who acknowledged he/she/they executed the same as the free act and deed of the said JAMIE L. NORTH-WARE.

Witness my hand and official seal, this the 28th of August, 2014.

Notary Public
My Commission Expires: 03/08/2016
(SEAL)

CHARLES SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-08-2016

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ERICA CARTER the within named bargainor, 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 the 28th of August, 2014.

Notary Public
My Commission Expires: 1-9-16
(SEAL)

MEGAN PAULUS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State SHERITHA NORTH, the within named bargainor, 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 the 28th of August, 2014.

Notary Public
My Commission Expires: 03/08/16
(SEAL)

CHARLES SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-08-2016

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212