BILL GARRETT, Davidson County
Trans: T20160010846 DEEDWARR
Recvd: 02/09/16 09:25 2 pgs
Fees: 13.00 Taxes: 684.50
20160209-0012322

RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5200 Maryland Way
Suite 202
Brentwood, Tennessee 37027
File No.: TN167041

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $185,000.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 5th day of February, 2016.

NOTARY PUBLIC

My commission expires: 7-30-17

TAHIRA J. PYSSA NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY My Commission Expires 7-30-2017

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 5200 Maryland Way, Suite 202, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Christopher R. Olinger and wife, Anne-Marie L. Olinger 2977 Harbor Lights Dr Nashville, TN 37217	Same address as new owner	136-05-0-A-073.00 CO

FOR AND IN CONSIDERATION of the sum of One Hundred Ninety Thousand and 00/100 Dollars ($190,000.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **DARREN PORTELL AND WIFE, DANA PORTELL**, hereinafter called the Grantor(s), have bargained and sold and by these presents do hereby transfer and convey unto, **CHRISTOPHER R. OLINGER AND WIFE, ANNE-MARIE L. OLINGER**, hereinafter called the Grantee(s), their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 122 as shown on the Bayview Estates, Phase Two (a Planned Unit Development) of record in Instrument No. 20000609-0057633, Register's Office for Davidson County, Tennessee, to which plat is hereby referenced for a more complete and accurate legal description.

Being the same property conveyed to Darren Portell, a married man, and Dana Portell, a married woman, by Warranty Deed from Federal Home Loan Mortgage Corporation, dated 6/4/2012, recorded 8/15/2012, of record in Instrument No. 20120815-0073177, in the Register's Office for Davidson County, Tennessee.

The address of the herein described property is believed to be 2977 Harbor Lights Dr, Nashville, TN 37217, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that it is unencumbered except by lien of the 2015 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee(s).

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), their heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this the 5th day of February, 2016.

Darren Portell by McKenna P., Attorney in fact
DARREN PORTELL BY MCKENNA PORTELL, ATTORNEY-IN-FACT

Dana Portell by McKenna P., Attorney in fact
DANA PORTELL BY MCKENNA PORTELL, ATTORNEY-IN-FACT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary McKenna Portell, to me known to be the person who executed the foregoing instrument (or proved to me on the basis of satisfactory evidence), on behalf of Darren Portell and Dana Portell and acknowledged that she executed the same as the free act and deed of the said Darren Portell and Dana Portell.

WITNESS my hand and seal, this the 5th day of February, 2016.

Tabatha Edwards
Notary Public

Tabatha Edwards
Printed Notary Name

My commission expires: 11-5-19

