Karen Johnson Davidson County
Batch# 246286 DEEDWARR
06/20/2019 11:20:30 AM 3 pgs
Fees: $18.00 Taxes: $1,713.10
20190620-0059605

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~ Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $463,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 18th DAY OF JUNE, 2019.

Notary Public

MY COMMISSION EXPIRES: 12/15/21
(AFFIX SEAL)

REBECCA SHUKIS
TENNESSEE NOTARY PUBLIC
My Comm Exp. 12/15/2021
COUNTY OF WILLIAMSON

THIS INSTRUMENT WAS PREPARED BY
Foundation Title and Escrow Franklin , 7112 Crossroads Blvd, Ste. 100, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO(S).
David Alan Swetland and Patricia Healy-Swetland	New Owner	155 16 0A 290.00
(NAME)	(NAME)	
5000 Traceway Drive		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, WE, **Dustin McWhorter and Laura McWhorter, husband and wife**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **David Alan Swetland** ~~and wife, Patricia Healy-Swetland~~ * 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:

* married

The Land referred to herein below is situated in the County of Davidson, State of Tennessee, and is described as follows: Land in Davidson County, Tennessee, being Lot 243, plan of resubdivision of Lots 242 & 243, Traceside, Section ten, revision one, as shown on plat of record in Instrument No. 19991217-03044422, 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 Dustin McWorter and Dustin James McWhorter being one and the same person and Laura McWhorter, husband and wife by Special Warranty Deed from The Bank of New, York Mellon fka The Bank of New York not in its individual capacity but solely as Trustee for the benefit of the Certificateholders of the CWABS Inc. Asset-Backed Certificates Series 2006-BC5 dated April 16, 2012 and recorded May 16, 2012 as Instrument No. 20120516-0042215, in said Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

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unimproved ☐
This is improved ☒ property, known as 5000 Traceway Drive, Nashville, TN 37221

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 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 18th day of June, 2019.

Dustin McWhorter

Laura McWhorter

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, the within-named Dustin McWhorter and Laura McWhorter, husband and wife, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 18th day of June, 2019.

Notary Public

My Commission Expires: 2/21/22

(SEAL)

DAWN D. CHASE
STATE OF TENNESSEE NOTARY PUBLIC
My Commission expires on 02/21/2022
WILLIAMSON COUNTY

File Number: FRN-1905693SSO

True Copy Certification

I, Marjorie Kaup Haines, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Marjorie Kaup Haines
Signature

State of TN

County of Williamson

Personally appeared before me, **Chris Mule**, a notary public for this county and state, **Marjorie Kaup Haines** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 1/13/2020
Notary' Seal (if on paper)

CHRIS MULE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY