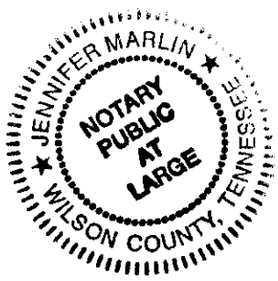
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $162,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27TH DAY OF FEBRUARY, 2004.

Notary Public

MY COMMISSION EXPIRES: 12-4-06

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122

Davidson County DEEDWARR
Recvd: 03/03/04 15:04 2pgs
Fees:13.00 Taxes:599.40
20040303-0024287

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Leslie A. Bergstrom	Leslie A. Bergstrom	Map 54-13
(NAME) 3234 Lakeshore Drive	(NAME) Same	Parcel 24.00
(ADDRESS) Old Hickory, TN 37138	(ADDRESS)	
(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, Sam Pigg and Judy Trapnell , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Leslie A. Bergstrom and Wife, Judith L. Bergstrom , 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:

BEING Lot No. 13, of Section II on the Plan of Life and Casualty Insurance Company Subdivision of the Dabbs and Elliott property known as Dapontonis, as shown by plat of record in Plat Book 843, page 56, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Beginning at a point in the northerly margin of Pitts Avenue and thence south 67 degrees west 7 feet to a point in said margin of said Avenue, said point being the common corner between Lot 13 and Lot 14 and thence with the line between Lot 13 and Lot 14 north 40 degrees 1' west 328 feet to an iron pin and thence in a straight line 328.5 feet to the beginning.

Being the same property conveyed to S.C. Pigg and wife, Gladys Pigg, by Deed from A. Crawford and wife, Eva Crawford, dated October 18, 1963, filed for record on December 31, 1963, in Deed Book 3649, Page 269, Register's Office for Davidson County, Tennessee.

Said S.C. Pigg having since deceased, Gladys Pigg sole surviving spouse. #20040303-0024286

Said Gladys Pigg having since deceased leaving Sam Pigg and Judy Trapnell the grantors herein as her devisees and beneficiaries under Affidavit of Heirship being of record in Book X, Page _____, Register's Office for Wilson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions of record.

This conveyance is subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easement of record, (3) all subdivision / condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ property, known as 3234 Lakeshore Drive, Old Hickory, TN 37138

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 my/our hand(s) this 27th day of February, 2004.

Sam Pigg

Judy Trapnell

STATE of Tennessee
COUNTY of Wilson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Sam Pigg and Judy Trapnell the bargainor__, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that she executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 2/27/2004

My Commission Expires: 6-4-06

Notary Public

JENNIFER MARLIN
NOTARY PUBLIC AT LARGE
WILSON COUNTY, TENNESSEE

File Number24020250
RETURN TO:
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122