


|STATE OF TENNESSEE
|COUNTY OF Davidson
|THE ACTUAL CONSIDERATION OR VALUE,
|WHICHEVER IS GREATER, FOR THIS TRANSFER IS
|$$142,450.00
|
|Affiant
|SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
|31st DAY OF December, 2013.
|
|NOTARY PUBLIC:
|MY COMMISSION EXPIRES: 10/26/16
| (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Athens Title & Escrow LLC, 5115 Maryland Way Brentwood, TN 37027

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Steven Berdan<br>113 Welshwood Ct<br>Goodlettsville TN 37072 | Aspire Financial Inc<br>4100 Alpha Rd # 400<br>Dallas TX 75244-4441 | Map 026 07 0<br>Parcel 061.00 |

For and in 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,

Andy Regg

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

Steven Berdan

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:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot NO 167 Windsor Green, Section III, as shown by plat of record in Plat Book 6250, page 46, 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.

Being the same property conveyed to Andy Regg by deed from Arnold M. Weiss, of record in Book Instrument No 20130918-0098163, Register's Office for said County.

**This being investment property only, having never been the personal residence of the grantor at anytime.**

This conveyance is made subject to the following:
1) 2014 taxes and subsequent years.
2) Any and all restrictions, conditions, and easements of record.

This is ☐un ☒improved property known as: 113 Welshwood Ct, Goodlettsville TN 37072
(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 hand(s) this 31st day of December, 2013.

Andy Regg

BILL GARRETT, Davidson County
Trans:T20140001238 DEEDWARR
Recvd: 01/07/14 10:53 2 pgs
Fees:13.00 Taxes:527.07

20140107-0001602

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Andy Regg, with whom I am personally acquainted, (or who 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, at office, this 31st day of December, 2013.

NOTARY PUBLIC

My Commission Expires: 3-3-15




PLEASE RETURN TO:

Executive Title LLC
4470 Old Lebanon Dirt Road
Mt Juliet TN 37122

Athens Title & Escrow LLC
5115 Maryland Way
Brentwood, Tennessee 37027