BILL GARRETT, Davidson County
Trans:T20140071494 DEEDWARR
Recvd: 09/24/14 10:09 2 pgs
Fees:13.00 Taxes:1120.73
20140924-0087692

Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd., Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $302,900.00

Affiant

Subscribed and sworn to before me, this 19th day of September, 2014.

Notary Public
My commission expires: 3-8-16

JONATHAN TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON CO.

Address of New Owner:	Send Tax Bills to:	Tax Information
Joel Henrie	New Owner	072090 E 001.00
929 A Spain Avenue		
Nashville, TN 37216		

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Aerial Investment Properties, LLC, a Tennessee limited liability company,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Joel Henrie and Kathryn Henrie, husband and wife,** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Unit A, 929 Spain Avenue Townhomes, a Horizontal Property Regime with Private Elements as set out in the Declaration of Covenants, Conditions, and Restrictions of record as Instrument Number 20131021-0109644, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a complete description thereof.

Being a portion of the same property conveyed to Aerial Investment Properties, LLC, a Tennessee limited liability company, by Quitclaim Deed from Alpha One, LLC, a Tennessee limited liability company, recorded on January 17, 2014 in Instrument Number 20140117-0004747, Register's Office for Davidson County, Tennessee.

Being a portion of the same property conveyed to Alpha One, LLC by Deed from Robert Braswell by Warranty Deed and recorded on July 31, 2013 in Instrument Number 20130731-0079944, Register's Office for Davidson County, Tennessee.

Being a portion of the same property conveyed to Robert Braswell by Substitute Trustee's Deed dated June 6, 2013 in Instrument Number 20130610-0058533, Register's Office for Davidson County, Tennessee.

Being a portion of the same property conveyed to Richard Benford, Jr., and wife, Denise R. Benford, by Warranty Deed from Cromwell Properties, LLC, a Tennessee limited liability company, recorded on April 30, 1998 in Book 10908, Page 848, Register's Office for Davidson County, Tennessee.

This property is improved property known as **929 A Spain Avenue, Nashville, TN, 37216**

This conveyance is subject to the following: any and all matters appearing on the plan of record in Inst. No. 201310210109644 and 201312180127787 Register's Office of Davidson County, Tennessee.

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. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to 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.

WITNESS my hand this 19th day of September 2014.

Aerial Investment Properties, LLC, a
Tennessee limited liability ~~company~~

By: _____
Britnie Turner
Its: Manager

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared **Britnie Turner, Manager of Aerial Investment Properties, LLC,** the within named bargainor, **a Tennessee limited liability company,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she, being authorized to do so, executed the foregoing instrument for the purpose therein contained, by signing the name of the limited liability company as such Manager.

Witness my hand and official seal at this 19th day of September, 2014.

_____
Notary Public

My Commission expires: 11/3/15

ETTA CARTER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

FILE NO: 2014093254