File Box 8

WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20150056113 DEEDWARR
Recvd: 07/10/15 15:10 2 pgs
Fees: 13.00 Taxes: 1110.00
20150710-0067398

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$300,000.00** .

Margaret L. Avera
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9TH DAY OF JULY, 2015.

Debbie Mann
Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

DEBBIE MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES OCTOBER 13, 2018

THIS INSTRUMENT WAS PREPARED BY
The Closing Company Title & Escrow LLC
8005 Church Street E, Ste 201
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Andrew William Zenor, Co-Trustee	**NEW OWNER**	**118-9-272.00**
(NAME)	(NAME)	
3404 Lealand Lane		**Out of**
(ADDRESS)	(ADDRESS)	
Nashville, TN 37204		**118-9-180.00**
(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, **ASPEN CONSTRUCTION HOLDINGS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ANDREW WILLIAM ZENOR AND KAREN SUZANNE ZENOR, CO-TRUSTEES OF THE ANDREW WILLIAM ZENOR AND KAREN SUZANNE ZENOR JOINT TRUST AGREEMENT DATED MARCH 25, 2005** 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:

Land in Davidson County, Tennessee, being Lot 1, on the Plan of Noelton Subdivision of record in Instrument Number 20140617-0052839, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Aspen Construction Holdings, LLC by Quitclaim Deed from Aspen Construction, Inc., n/k/a Aspen Construction of Brentwood, Inc. filed for record as Instrument Number 20150317-0022685, Register's Office for Davidson County, Tennessee. Also being a portion of the property conveyed to Aspen Construction, Inc., a Tennessee corporation by Warranty Deed from AI Devco, LLC, a Tennessee limited liability company, dated April 30, 2014, recorded May 2, 2014, of record in Instrument Number 20140502-0037519, Register's Office for Davidson County, Tennessee.

unimproved ☒
This is improved ☐ property, known as **3408 Lealand Lane** (House Number) (Street) (P.O. Address) **Nashville, TN** (City or Town) **37204** (Postal Zip)

This conveyance is made subject to all conditions easements; and all other matters of record in the Register's Office for Davidson County Tennessee, including but not limited to (a) 2015 real property taxes have been prorated and assumed by the buyer and (b) all matters appearing on the plan of record in Instrument Number 20140617-0052839, said Register's Office and.

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 this 9th day of July, 2015.

Aspen Construction Holdings, LLC

By: _____
John Zelenak, President

ACKNOWLEDGMENT

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a notary public in and for said County and State, personally appeared, John Zelenak, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be President of Aspen Construction Holdings, LLC (the "Company") the within named bargainor, a Tennessee limited liability company and that as such President being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the Company by himself as President.

Witness my hand and official seal at Brentwood, Tennessee this 9th day of July, 2015.

Commission expires:

PAM McBROOM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAY 8, 2018

_____
Notary Public