THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE COUNTY OF DAVIDSON
Bankers Title & Escrow Corp. 3310 West End Ave., Ste. 540 Nashville, TN 37203	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ **330,000.00**. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE31st DAY OF AUGUST, 2018. Notary Public MY COMMISSION EXPIRES: 11/5/2019 (AFFIX SEAL)

CONNIE TAYLOR
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

Karen Y Johnson Davidson County
Batch# 137221 DEEDWARR
09/05/2018 12:42:30 PM 3 pgs
Fees: $18.00 Taxes: $1,221.00
20180905-0087813

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Patrick Martins Bergin	New Owner	MAP 072-07-0-
2320 Riverside Drive		PARCEL 122.00
Nashville, TN 37216		
(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, **Elizabeth Logsdon and husband Michael Logsdon**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **James Patrick Martins Bergin, an unmarried man**

HEREINAFTER CALLED THE GRANTEE, HIS 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 the Easterly 200 feet of Lot No. 12 and the Southerly 10 feet of Lot No. 13 of Block "B:" on the Plan of R.M. Dudley's subdivision of blocks A and B of record in Book 974, page 8, Register's Office for Davidson County, Tennessee, less a triangular strip of land acquired as a result of the apparent abandonment of an unnamed road as shown on the Plan of record and described according to a survey by John B. Kohl, III, dated June 2, 1987, File No. 2-17926-K as follows: Said lots front 60 feet on the Westerly margin of an unnamed road shown on recorded Plan (apparently abandoned) and runs back 210 feet on the Northerly line and 200 feet on the Southerly line to a broken line in the rear which measures 70 feet thereon.

Being the same property conveyed to Elizabeth Dellner, an unmarried woman and Michael Logsdon, an unmarried man by Warranty deed from Chandler T. Wood and Spouse, Karen B. Wood of record in Instrument No. 20141001-0090760 Register's Office for Davidson County, Tennessee, dated September 26, 2014 and recorded on October 01, 2014.

Elizabeth Dellner is now known as Elizabeth D. Logsdon.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is IMPROVED property known as **2320 Riverside Drive; Nashville, TN 37216.**

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, his heirs and assigns forever; and we do covenant with the said GRANTEE 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 GRANTEE, his 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 the 31st day of August, 2018.

Elizabeth Logsdon by JW attorney-in-fact
Elizabeth Logsdon by James Waechter, Attorney-in-Fact

Michael Logsdon by JW attorney-in-fact
Michael Logsdon by James Waechter, Attorney-in-Fact

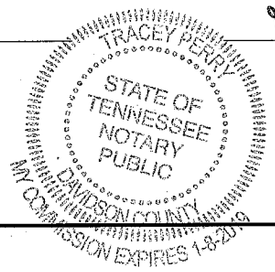
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **James Waechter** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument on behalf of **Elizabeth Logsdon and Michael Logsdon**, as their Attorney in Fact, as the free act and deed of the within named **Elizabeth Logsdon and Michael Logsdon**.

Witness my hand and official seal this the 31st day of August, 2018.

My Commission expires 1-8-19

Tracey Perry
Notary Public



True Copy Certification

I, Connie Taylor, 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.

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Greg Fairbetter, a notary public for this county and state, Connie Taylor 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: 11/08/2021

GREG FAIRBETTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 8, 2021

Broker Title & Escrow, LLC
1404 17th Ave S
Nashville, TN 37212