STATE OF Tennessee
COUNTY OF Davidson

Karen Johnson Davidson County
Batch# 703134 DEEDWARR
08/24/2021 08:06:30 AM 3 pgs
Fees: $18.00 Taxes: $895.40
20210824-0113918

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $242,000.00.

Brandie Haga
Affiant

JIM MYERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th day of August, 2021.

Notary Public
MY COMMISSION EXPIRES: 11-6-2024
File No. G21-13464

WHEN RECORDED RETURN TO
Midtown Title, LLC
1704 Charlotte Avenue, #105
Nashville, TN. 37203
File No. 1-13269-MC

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Brandie Valynn Haga (NAME)	DAS Acquisition Company, LLC (NAME)	136-15-0A-007-00
3405 Old Anderson Rd. #112 (STREET ADDRESS)	12140 Woodcrest Executive, Ste. 150 (STREET ADDRESS)	
Antioch, TN 37013 (CITY) (STATE) (ZIP)	St. Louis, MO 63141 (CITY) (STATE) (ZIP)	

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 HEREBYACKNOWLEDGED, WE, **Edmund A. Niec and wife, Wanda G. Niec**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Brandie Valynn Haga, an unmarried woman**, 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 unit No. 7 on the Plan of Phase 1, Watercrest Townhomes, as shown on plat of record in Plat Book 8250, page 888, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Edmund A. Niec and wife, Wanda G. Niec by Quitclaim Deed dated March 21, 2003, recorded April 3, 2003, in Instrument Number 20030403-0043883, in the Register's Office of Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record.

The 2020 taxes have been paid by the Grantor and the current taxes have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.

This is improved property, known as 3405 Old Anderson Road #112, Antioch, TN 37013.

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. Whenever 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 20th day of August, 2021.

Edmund A. Niec

Wanda G. Niec

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 20th day of August, 2021, before me personally appeared Edmund A. Niec and Wanda G Niec, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 20th day of August, 2021.

D. TODD SHOLAR JR STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY My Commission Expires 08-27-2022

Notary Signature
My commission expires:

PREPARED BY AND RETURN TO:

SMITH.SHOLAR.MILLIKEN.PLLC.
P.O. BOX 663
GALLATIN, TN 37066

- **The text of a certification of an electronic document must be in the following form.**

  I, Kirsten Virden, **do hereby make oath that I am a licensed**

  Attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electric document is a true and exact copy of the original document executed and authenticated according to law on 08/20/2021 **(date of document).**

  Kirsten Virden

  Affiant Signature

  Date: 08/20/2021

  State of Tennessee

  County of Davidson

  Sworn to and subscribed before me this 20 **day of** August **, 2** 021 **.**

  Rachel Marie Collins

  Notary Signature

  MY COMMISSION EXPIRES: 3.6.2024

  Notary's Seal (if on paper)

RACHEL MARIE COLLINS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF CHEATHAM