WARRANTY DEED

Record Return
WATAUGA TITLE COMPANY
5110 Maryland Way, Suite 120
Brentwood, TN 37027

KIMIE PERRY
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
COMMISSION EXPIRES 5-3-2016

STATE OF TENNESSEE
COUNTY OF Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $678,992.00

Debra A. Headway
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th day of August, 2014.

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, PC
Stewart Title Company Tennessee Division, 13026 Lebanon Road, Ste 100, Mt Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
David Randolph Pierson Trust dated February 18, 2005	SWBC Mortgage Corporation	103030G00100
(NAME)	(NAME)	
6025 Deerwoods Trail	9311 San Pedro Ave, #100	
(ADDRESS)	(ADDRESS)	
Alpharetta, GA 30005	San Antonio, TX 78216	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

BILL GARRETT, Davidson County
Trans:T20140061729 DEEDWARR
Recvd: 08/20/14 15:26 2 pgs
Fees:13.00 Taxes:2512.27
20140820-0076016

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Jason Bockman, married**, hereinafter called the GRANTOR(S), has bargained and sold, and by these presents do transfer and convey unto **David Randolph Pierson, Trustee of the David Randolph Pierson Trust dated February 18, 2005 and Linda Kathryn Rader, Trustee of the Linda Kathryn Rader Trust dated February 18, 2005**, hereinafter called the GRANTEE(S), their heirs and/or 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. A, on the plan of Horizontal Property Regime of The Cottages of Colorado, filed as Exhibit "B", to and established by the Master Deed of record in Instrument 201312270130276, as amended in Instrument # 201408110072154, Register's Office for Davidson County, Tennessee, reference to which is hereby made for a more complete description of said Unit.

Being part of the same property conveyed to Dennis R. Roth and wife, Tammy M. Roth by Warranty Deed dated 11/22/2004 from Ethel V. Ferguson, unmarried of record in Instrument 200412030144400, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to Jason Bockman, married by Warranty Deed dated 11/22/2013 from Dennis R. Roth and wife, Tammy M. Roth of record in Instrument 201312270130275, Register's Office for Davidson County, Tennessee. Subject property is investment property and is not now nor has it ever been the principal residence of the Grantor

Subject to (1)Master Deed and By-Laws filed for record in Instrument 201312270130276; and amended in Instrument # 201408110072154; (2) Restrictive Covenants for Detached Structure of record in Instrument 201405080039382, Register's Office for Davidson County, Tennessee.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

This is improved ☑ property, known as 4908 Colorado Avenue, Nashville, TN 37209

(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 GRANTEE(S), their heirs and/or assigns forever; and we do covenant with the said GRANTEE(S) 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(S), their heirs and/or 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 15th day of August, 2014.

Jason Bockman

State of Tennessee
County of Wilson

Personally appeared before me Jason Bockman, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for purposes therein contained.

WITNESS my hand ~~and seal~~ this 15th day of August, 2014.

Notary Public _____
My Commission Expires: _____

KIMIE PERRY
STATE OF TENNEESSEE NOTARY PUBLIC
WILSON COUNTY
COMMISSION EXPIRES 5-3-2016

RETURN TO:
Stewart Title Company Tennessee Division
13026 Lebanon Road, Ste 100
Mt Juliet, TN 37122