# WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20150054477 DEEDWARR
Recvd: 07/07/15 08:46 2 pgs
Fees:13.00 Taxes:869.50
20150707-0065492

BRYAN D. SPICER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 09-12-2016

State of Tennessee
County of Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $235,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th day of June, 2015

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Bridgehouse Title, 342 Cool Springs Blvd., Suite 202, Franklin, TN 37067

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Claire E. Grecco | Claire E. Grecco | 072-09-0-368.00 |
| (NAME) | (NAME) | |
| 908 Cahal Avenue | 908 Cahal Avenue | |
| (ADDRESS) | (ADDRESS) | |
| Nashville, TN 37206 | Nashville, TN 37206 | |
| (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, I, **Michael Bommarito, an unmarried man,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Claire E. Grecco,** 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:

A certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Being Lot No. 88 and the West 1/2 of Lot No. 87 on the Plan of Springdale Subdivision as of record in Book 974, page 18, Register's Office for Davidson County, Tennessee. Said lot and part of said lot adjoin and front together 75 feet on the Southerly side of West Cahal Avenue and run back between parallel lines 157.5 feet to a dead line.

Being the same property conveyed to Michael Bommarito, an unmarried man, by Warranty Deed from Louisa J. H. Clary, an unmarried person, dated May 21, 2010, of record in Instrument No. 20100525-0040196, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☑ property, known as 908 Cahal Avenue, Nashville, TN 37206
(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, his heirs and assigns forever; and I do covenant with the said GRANTEE that I am 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 I do further covenant and bind myself, my 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 my hand this 25th day of June, 2015.

Michael Bommarito

State of Tennessee
County of Williamson

Personally appeared before me, the undersigned authority, in and for said County and State, appeared Michael Bommarito, 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 official seal at Franklin, Tennessee, this 25th day of June, 2015.

Notary Public
My Commission Expires: _____

File No.: 21025

