THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Corp.
3310 West End Ave., Ste. 540
Nashville, TN 37203
P20-28762

Karen Johnson Davidson County
Batch# 449033 **DEEDWARR**
08/03/2020 01:20:23 PM 2 pgs
Fees: $13.00 Taxes: $4,995.00

20200803-0085397

JAMES A. WAECHTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ **1,350,000.00**.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31 DAY OF July, 2020.

Notary Public

MY COMMISSION EXPIRES: 2-8-24

(AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jeffrey Bocchicchio and Sherry Siarezi	NEW OWNER	
3637 West End Avenue		**104090M00100CO**
Nashville, TN 37205		
(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, **John T. Bourland and wife, Ann M. Bourland,**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Jeffrey Bocchicchio and Sherry Siarezi, husband and wife,**

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. 1 of The Craighead, a Condominium as established in Master Deed establishing The Craighead, a condominium, of record in Book 11394, Page 215, as amended in Instrument No. 200007210072243, Instrument No. 20021011-0125510 and Instrument No. 20170623-0063416, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and detailed description of said Unit.

Being the same property conveyed to John T. Bourland and wife, Ann M. Bourland by Warranty Deed from Toby Covel and Tricia Covel, of record in Instrument No. 20130304-0021591, Register's Office for Davidson County, Tennessee, dated February 25, 2013 and recorded on March 04, 2013.

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 **3637 West End Avenue, Nashville, TN 37205.**

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 our hands this the 31st day of July, 2020.

John T. Bourland

Ann M. Bourland

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 **John T. Bourland and Ann M. Bourland,** the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainors, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 31st day of July, 2020.

My Commission expires: Jan 8, 2024

Notary Public

R. L. MOORE
TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON