Karen Johnson Davidson County
Batch# 791296 DEEDWARR
01/14/2022 03:30:30 PM 3 pgs
Fees: $18.00 Taxes: $2,146.00
20220114-0006257

WARRANTY DEED

PEYTON N HEDRICK
Notary Public
Catawba
County
My Comm. Exp.
10-19-2026
NORTH CAROLINA

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $580,000.00

Ashley Baker
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE ~~6TH~~ 10th DAY OF JANUARY, 2022

Notary Public

MY COMMISSION EXPIRES: 10/19/2026
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, PC
Stewart Title Company Tennessee Division, 121 1st Ave S, Ste 200, Franklin, TN 37064-6300

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
WCP SFR Properties, LLC, a Delaware Limited Liability Company	WCP SFR Properties, LLC, a Delaware Limited Liability Company	091130Q00200CO
(NAME) 508 B Eastboro Drive	(NAME) C/O Picket Realty Services/Shaun O'Connor, 318 First Ave S, Suite 310	
(ADDRESS) Nashville, TN 37209	(ADDRESS) Seattle, WA 98104	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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 **Steven Bisaga and Jennifer Bisaga, husband and wife,** hereinafter called the GRANTOR(S), has/have bargained and sold, and by these presents do transfer and convey unto **WCP SFR Properties, LLC, a Delaware Limited Liability Company,** hereinafter called the GRANTEE(S), his/her/their 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. B, as established by Declaration of Covenants, Conditions and Restrictions for 508A-508B Eastboro Drive Townhomes, a Horizontal Property Regime with Private Elements of record as Instrument No. 201608080082367, and being shown on Plat attached thereto as Exhibit "A-1 through A-3", in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Steven Bisaga by Warranty Deed from New Tennessee Homes, Inc., dated 08/30/2017 and recorded 09/05/2017, of record in Instrument 201709050091066, 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.

unimproved ☐

This is improved ☒ 508 B Eastboro Drive, 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), his/her/their 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), his/her/their 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.

Effective the 6th day of January, 2022

Steven Bisaga

Jennifer Bisaga

State of Alabama
County of Baldwin

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Steven Bisaga **and Jennifer Bisaga**, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that he executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 10th day of January, 2022

Olivia Bronk

Notary Public:
My Commission Expires: 05/09/2023

Olivia Bronk
Notary
Commission Expires
05/09/2023
Public
State of Alabama at Large

RETURN TO:
Stewart Title Company Tennessee Division
5107 Maryland Way
Brentwood, TN 37027

Attachment

True Copy Certification

I, Alina Draghici, 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.

Document date: 01/06/22

Alina Draghici

Signature date: 01/11/22

State of North Carolina

County of Mecklenburg

Personally appeared before me, Bailey Lindsey Kirby (name of notary), a notary public for this county and state, Alina Draghici (name of person making certification) who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Bailey Lindsey Kirby

Notary Signature

Signature date: 1-11-2022

My commission Expires: 10-19-2025

Notary Seal (if on paper)

BAILEY LINDSEY KIRBY
Notary Public
Cabarrus
County
My Comm. Exp.
10-19-2025
NORTH CAROLINA