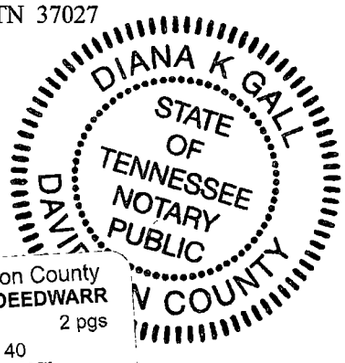
This Instrument Prepared by and Return to.
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027



Karen Johnson Davidson County
Batch# 1001560 DEEDWARR
05/10/2023 10:27 06 AM 2 pgs
Fees $13 00 Taxes $1,931 40



20230510-0034797

STATE OF TENNESSEE
COUNTY OF Davidson

Actual consideration or value, whichever is greater is $522,000 00.

Affiant

Subscribed and sworn before me this the 9th day of May, 2023

Notary Public
My commission expires: 9-6-26

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Chase Burtis	Bank of Tennessee	117-03-0Y 007.00
2014 Cedar Lane, # 204	301 E Center St	
Nashville, TN 37212	Kingsport, TN, 37660	

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, ALEX POPOWYCZ AND KIM POPOWYCZ, HUSBAND AND WIFE hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to CHASE BURTIS, AN UNMARRIED MAN, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit No. 7, together with the appurtenant interest in the common elements, of 2014 Cedar Lane Condominium, a condominium established by Declaration of record in Instrument No. 20170202-0011441, Register's Office for Davidson County, said Unit being depicted on the Site Plan attached as Exhibit "E" to the aforementioned Declaration, to which reference is hereby made for a more complete description.

Being the same property conveyed to Alex Popowycz and Kim Popowycz, husband and wife, by Warranty Deed dated 07/02/2019, from Cottage Partners, LLC, A Tennessee Limited Liability Company, of record in Instrument No. 20190703-0065168, said Register's Office.

Subject to all Easements and Restrictions of record

THIS IS IMPROVED PROPERTY KNOWN AS 2014 Cedar Lane, # 204, Nashville, TN 37212.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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.

KF by JW AIF
AK by JW AIF

CB

Witness my hand this the 9 day of May, 2023

Alex Popowycz by Jenny West Attorney in Fact
Alex Popowycz
BY: Jenny West as Attorney-in-Fact

Kim Popowycz by Jenny West Attorney in Fact
Kim Popowycz
BY: Jenny West as Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 9 day of March, 2023, before me, the undersigned Notary Public in and for said County and State, personally appeared Jenny West with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Kim Popowycz by Specific POWER OF ATTORNEY dated 04/21/2023, and who acknowledged that he executed the same as the free act and deed of Kim Popowycz.

Witness my hand and official seal this 9 day of May, 2023

My commission expires: 9/21/26

Notary Public

CAVAN MCCANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 9 day of March, 2023, before me, the undersigned Notary Public in and for said County and State, personally appeared Jenny West with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Alex Popowycz by Specific POWER OF ATTORNEY dated 04/21/2023, and who acknowledged that he executed the same as the free act and deed of Alex Popowycz.

Witness my hand and official seal this 9 day of May, 2023.

My commission expires: 9/21/26

Notary Public

CAVAN MCCANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY