THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE
Bankers Title & Escrow Corporation 3310 West End Avenue, Ste 540 Nashville, TN 37203 P25-8848-WE	COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 545,000 00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29 DAY OF July, 2025 Notary Public MY COMMISSION EXPIRES (AFFIX SEAL)

Karen Johnson
Batch # 1316898
09/02/2025 10 48 44 AM
Fees $13 00 Taxes $2,016 50

Davidson County
DEEDWARR
2 pgs

20250902-0069887

PAUL HINMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-08-2028

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Sari A. Goldstein	FIRST COMMUNITY MORTGAGE, INC.	
1720 Northview Avenue	262 ROBERT ROSE DRIVE	072-10-0D-004.00-CO
Nashville, TN 37216	MURFREESBORO, TN 37129	
(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, **William West and Alissa McKinnon West, husband and wife**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Sari A. Goldstein, single**

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

A certain unit located in Davidson County, Tennessee, being known and designated as Unit 1718B as shown on Exhibit B (Pages 9 and 31) of the "Declaration Establishing a Horizontal Property Regime for 1714 Northview Avenue Townhomes" of record in Instrument No. 20140710-0060712, corrected in Instrument No. 20140717-0063259, as revised on Exhibit (Pages 9 and 10) of the "Declaration Establishing a Horizontal Property Regime for 1714-1718 Northview Avenue Townhomes" of record in Instrument No. 20150804-0077323, said Register's Office. See also the original Plan of Northview Lots, 1714 Northview Avenue at Instrument No. 20140324-0023776, said Register's Office.

Being the same property conveyed to William West and Alissa McKinnon by Warranty Deed from Amy L. Reynolds of record in Instrument No. 20210607-0075680 Register's Office for Davidson County, Tennessee, dated June 04, 2021 and recorded on June 07, 2021.

Being the same property conveyed to William West by Quitclaim Deed from Alissa McKinnon of record in Instrument No. 20210727-0100553 Register's Office for Davidson County, Tennessee, dated July 26, 2021 and recorded on July 27, 2021 and Scrivener's Affidavit Recorded on March 30, 2022 and Recorded in 20220330-0036752.

Being the same property conveyed to William West and Alissa McKinnon West, husband and wife by Quitclaim Deed from William West of record in Instrument No. 20220621-0070315 Register's Office for Davidson County, Tennessee, dated June 15, 2022 and recorded on June 21, 2022.

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 **1720 Northview Avenue, Nashville, TN 37216**

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 29 day of August, 2025.

William West

Alissa McKinnon West

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 **William West and Alissa McKinnon West,** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that they executed the within instrument for the purposes therein contained

Witness my hand and official seal this the 29 day of August, 2025.

My Commission expires Nov 8, 2027

Notary Public

R. L. MOORE
TENNESSEE
NOTARY
PUBLIC
COUNTY OF DAVIDSON

Return to:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
FILE #: BG-PPP-25-1720