Prepared by:
Record and Return To:
Chapman and Rosenthal Title, Inc
10 Burton Hills Blvd., Suite 180
Nashville, TN 37215

This instrument prepared by:
Momentum Title, LLC
318 Seaboard Lane
Suite #112
Franklin, TN 37067
File Number: 14-8921-SL

Karen Johnson
Batch # 1426876
06/01/2026 11:25:15 AM
Fees: $18.00 Taxes: $2,386.50

Davidson County
DEEDWARR
3 pgs

20260601-0049036

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $645,000.00.

Affiant

Subscribed and sworn to before me, this the 28th day of May, 2026.

VIRGINIA DESJARLAIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 03, 2029

Notary Public
My Commission Expires: _____

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
John William Slonecker and Mary McCallen Slonecker 528 Ceret Alley Nashville, TN 37211	The New Owner	172 10 0E 029.00

WARRANTY DEED

For valuable consideration, the receipt of which is hereby acknowledged, **Jeffrey Gaccione, individually and as Executor of the Estate of George P. Gaccione, deceased, and David Gaccione** (individually and/or collectively, "Grantor"), transfer and convey unto **John William Slonecker and Mary McCallen Slonecker, husband and wife** (individually and/or collectively, "Grantee"), a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 29 on the Plan of Final Plat of THE MEADOWS AT CHRISTIANSTED VALLEY, PHASE 1 of record in Plat at Instrument No. 20190701-0063770, 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 George Gaccione, a married man, by Warranty Deed from Regent Homes, LLC, a Tennessee Limited Liability Company, of record in Instrument No. 20210510-0062216, in the Register's Office of Davidson County, Tennessee, dated May 07, 2021, and recorded on May 10, 2021. The said George Gaccione died on December 16, 2025. Testate, devising subject property to Jeffrey Gaccione and David Gaccione. See Probate Case No. 26P471, Davidson County, Tennessee, in the Seventh Circuit Court for Davidson County, Tennessee. This property is not a marital residence of the Grantors and as such is not subject to any homestead, dower, or other marital interest.

This is improved property located at: **528 Ceret Alley, Nashville, TN 37211**

This conveyance is made subject to 1) property taxes for the year 2026 a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the Grantor paying the prorated share thereof to the Grantee who will be responsible for payment of said taxes; 2) all applicable zoning ordinances; 3) utility, sewer, drainage and other easements of record; 4) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record; 5) building restrictions; and 6) other matters of public record.

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, their heirs and assigns forever; and I/we do covenant with the said Grantee 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 I/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, their heirs and assigns, against the lawful claims of all persons

whomsoever. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 26th day of May, 2026.

GRANTOR:

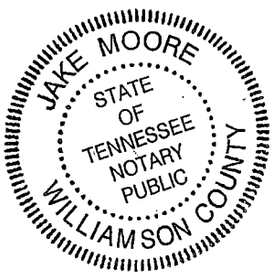
Jeffrey Gaccione, individually and as Executor of the Estate of George P. Gaccione

STATE OF TENNESSEE
COUNTY OF Williamson

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Jeffrey Gaccione, in his individual capacity and as the Executor of the Estate of George P. Gaccione, deceased, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the foregoing instrument in the capacity and for the purposes therein contained.

WITNESS my hand and seal at office this 26th day of May, 2026.

Notary Public
My Commission expires: 9-21-26



David Gaccione

STATE OF ~~OREGON~~ WA
COUNTY OF KING

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared David Gaccione, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office this 28th day of May, 2026.

JENET D JANUTO
NOTARY PUBLIC
STATE OF WASHINGTON
License Number 183178
My Commission Expires 02/19/2027

Notary Public
My Commission expires: 2/19/2027