Prepared by:
Realty Title & Escrow Company, Inc.
1285 North Mt. Juliet Road
Mt. Juliet, TN 37122

Davidson County	DEEDWARR
Recvd: 04/21/17 10:46	3 pgs
Fees:18.00 Taxes:647.50	
20170421-0039272	

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $175,000.00.

Affiant

Subscribed and sworn to before me, this 20 day of April, 2017.

Notary Public
My commission expires:

CHERI D BAYER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires 12-20-2020

06-1703-76682

Address of New Owner:	Send Tax Bills to:	Tax Information:
Joan E. Celli	Joan E. Celli	086-14-0-C-011.00-CO
3911 Dodson Chapel Road, Unit 11	3911 Dodson Chapel Rd, Unit 11	
Hermitage TN 37076	Hermitage, TN 37076	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Gordon Parham and wife, Susan Parham**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Joan E. Celli, unmarried**, hereinafter called the Grantees, their successors 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 11 as shown on Exhibit C-2 on the condominium site plan for the Villas at Woodhaven as established by the Master Deed for Woodhaven Condominiums of record in Instrument No. 20011005-0108857, Register's Office for said County, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Gordon Parham and wife, Susan Parham by deed from Ronald C. Guerriero and Carlene G. Jordan, Co-Executors for the Estate of Santina S. Guerriero, dated August 31, 2012, recorded September 6, 2012, of record in Instrument No. 20120906-0080832, Register's Office for Davidson County, Tennessee.
>
> This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.
>
> This property is improved property known as 3911 Dodson Chapel Road, Unit 11, Hermitage, TN 37076.

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 assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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 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 my hand this 20 day of April, 2017.

Gordon Parham

Susan Parham

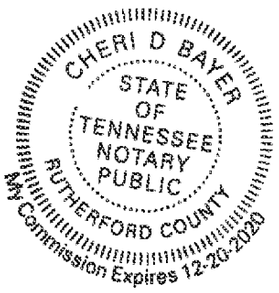
STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Gordon Parham and Susan Parham**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Hermitage, TN, this 20 day of April, 2017.

Notary Public
State of Tennessee at Large

My Commission expires:



TRUE COPY CERTIFICATION

I, Cheri Bayer, 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.

Cheri Bayer

State of Tennessee

County of Wilson

Personally appeared before me, Gail Hudson, a notary public for this county and state, Cheri Bayer, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Gail Hudson



My commission expires:

Notary Seal: