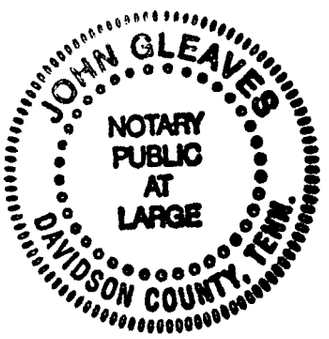
Bill Garrett Davidson County
Batch# 82 **DEEDWARR**
09/11/2017 10:33:42 AM 2 pgs
Fees: $13.00 Taxes: $1,054.50

20170911-0092791



(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $285,000.00.

Affiant

Subscribed and sworn to before me, this 6th day of September, 2017.

Notary Public

My commission expires: 3-6-18

THIS INSTRUMENT PREPARED BY:
Keith H. Solomon, Attorney
SolomonParks Title & Escrow, LLC
305-B Indian Lake Blvd., Suite 220, Hendersonville, TN 37075

WARRANTY DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
Dianna Gee	Dianna Gee	181-03-0A-173.00-CO
213 Cheoah Ct.	213 Cheoah Ct.	
Antioch, TN 37013	Antioch, TN 37013	

FOR AND IN CONSIDERATION of the sum of Ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I,

Sherry L. Carr, a widow

(hereinafter called the "Grantor"), have bargained and sold, and by these presents do transfer and convey unto

Dianna Gee, an unmarried woman

(hereinafter called the "Grantee"), his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

BEING Lot No. 173 on the Plan of First Revision of Lots 167-176, Section Three, Indian Creek Estates of record in Plat at Instrument No. 20040802-0092214, Revision of Plat Book 9700, Page 817, 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 Wendyll D. Carr and wife, Sherry L. Carr by Warranty Deed from Eugene A. Collins, unmarried, of record in Book 11743, page 907, Register's Office for Davidson County, Tennessee, dated November 12, 1999 and recorded on November 16, 1999.The said Wendyll D. Carr having since died, April 20, 2017, leaving his wife, Sherry L. Carr, as the surviving tenant by the entirety.

Return to:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
FILE #: B-KH-17-213

SP 11/2015

This is improved property known as **213 Cheoah Ct., Antioch, TN 37013.**

TO HAVE AND TO HOLD the said tract of parcel of land, together with any and all appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever.

GRANTOR COVENANTS with the said Grantee that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated between the parties herein and assumed by the Grantee.

2. Matters, if any, shown on any applicable Plan of record in the Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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.

IN WITNESS WHEREOF the Grantor has hereunto executed this instrument on this the 6th day of September, 2017.

Sherry L. Carr

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named, Sherry L. Carr, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained, and who swore to the statements made above and subscribed their names above.

Witness my hand and official seal this 6th day of September, 2017.

Notary Public
My Commission Expires: 4.24.19

GREGORY D. VADNER
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

SolomonParks File No. 60170202

SP 11/2015