THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
2002 Richard Jones Rd, Ste 203A
Nashville, TN 37215

CRT File No. 180616668

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is: $248,000.00.

Susan Seiferd Parker
Affiant

Subscribed and sworn to before me, this 10th day of July, 2018.

Janderson
Notary Public
My Commission Expires: _____

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 10, [illegible]

Bill Garrett Davidson County
Batch# 117716 DEEDWARR
07/18/2018 09:34:17 AM 2 pgs
Fees: $13.00 Taxes: $917.60
20180718-0069846

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Susan Seiferd Parker 8243 Rossi Road Brentwood TN 37027	New Owner	Tax Parcel ID No. 181-14-0A-066.00 CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Cameron Ray Hunt and Joseph Wheeler Harwell and Chad Stuart Troup, as joint tenants with right of survivorship** ("Grantor"), have this day bargained and sold, and do hereby transfer and convey to **Susan Seiferd Parker, unmarried**, ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Unit 66 on the plan of The Villas at Concord Place, Phase 2, as shown on Exhibit A-1 to the First Supplemental Declaration to Declaration of Protective Covenants, Conditions and Restrictions and Easements for the Villas at Concord Place of record in Instrument No. 20060328-0035297, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to CAMERON RAY HUNT and JOSEPH WHEELER HARVELL and CHAD STUART TROUP, AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP, by deed from NATHAN T. DANIEL and REBECCA DANIEL, HUSBAND AND WIFE, of record in Instrument No. 20150327-0026768, dated March 25, 2015, said Register's Office.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

General or special taxes and assessments required to be paid in the year 2018 and subsequent years for Map-Par. 181-14-0A-066.00 CO.

Liability for taxes assessed by correction pursuant to the provisions of Tennessee Code Annotated sections 67-5-603, et seq.

Declaration of Covenants, Conditions, Liens, Easements and Restrictions, including, but not limited to, easements, assessments, special assessments, charges and liens, contained in an instrument of record in Instrument No. 20050922-0114218, supplemented in Instrument No. 20060328-0035297 and 20060501-0049958, amended in Instrument No. 20061228-0160255, said Register's Office.

Agreement for Dedication of Easement for Public Utility and Drainage of record in Instrument No. 20051219-0151953, said Register's Office.

This is improved property located at 8243 Rossi Road Brentwood TN 37027

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular 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 10th day of July, 2018.

Cameron Ray Hunt by Kate Rosenthal, his Attorney-in-Fact

Joseph Wheeler Harwell by Kate Rosenthal, his Attorney-in-Fact

Chad Stuart Troup

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Kate Rosenthal, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Attorney-in-Fact for Cameron Ray Hunt and Joseph Wheeler Harwell and that she is authorized by Cameron Ray Hunt and Joseph Wheeler Harwell to execute this instrument on their behalf.

Witness my hand, at office, this 10th day of July, 2018.

Notary Public

J ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 10, 2018

My Commission Expires: _____

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Chad Stuart Troup, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 10th day of July, 2018.

Notary Public

J ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 10, 2018

My Commission Expires: _____