Return to:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
FILE #: 0-CR-18-2021B

Prepared By and Return to:
Regal Title, LLC
316 W Main St
Murfreesboro, TN 37130

File Number: 1807457

Bill Garrett Davidson County
Batch# 135396 DEEDWARR
08/31/2018 08:39:17 AM 2 pgs
Fees: $13.00 Taxes: $1,609.50

20180831-0086359

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is $435,000.00.

Affiant

Subscribed and sworn to before me, this 24th day of August, 2018.

Notary Public
My Commission Expires: 08/20/2019

Warranty Deed

Address of New Owner(s):	Send Tax Bills To:	Map/Parcel Number:
Michael D. Ceccotti and Nicole S. Ceccotti	new owners	106-13-O-022.00CO
2021 B Rosemary Lane		
Nashville, TN 37210		

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, **New Day Homes, LLC, a Tennessee Limited Liability Company,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Michael D. Ceccotti and Nicole S. Ceccotti,** husband and wife, hereinafter called the Grantee(s), their successors and assigns, a certain tract or parcel of land in Davidson County, State of TN, described as follows: to-wit:

Land in Davidson County, Tennessee, being Unit B on the Plan of Homes at 2021 Rosemary Lane Townhouse Planned Unit Development, as shown on Exhibit "C" of Homes at 2021 Rosemary Lane, of record in Instrument No. 20171129-0121672, 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 a portion of the same property conveyed to New Day Homes, LLC, a Tennessee Limited Liability Company by Warranty deed, from Jeffrey Davis, dated October 11, 2017, of record in Instrument No. 20171013-0105067, 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 _X_improved ___unimproved property known as **2021 B Rosemary Lane, Nashville, TN 37210.**

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 22 day of August, 2018.

New Day Homes, LLC.

BY:_____
Jonathan Tarajano, Project Manager

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 Jonathan Tarajano, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained, and who further acknowledged that he Project Manager of New Day Homes, LLC and that he is authorized by New Day Homes, LLC to execute this instrument on its behalf.

Witness my hand and official seal at Nashville TN, this 22 day of August, 2018.

_____
Notary Public at Large
My Commission Expires: 4/18/21

TABITHA J. KING
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY