Prepared By & Return To:
Tennessee Title Services, LLC
7000 Executive Center Dr
290
Brentwood, TN 37027
B-21-2188

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $580,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME
THIS 27th day of April, 2021

Notary Public

Commission Expires: _____

MADISON GONZALEZ
TENNESSEE NOTARY PUBLIC
My Comm Exp. 3/15/2025
COUNTY OF WILLIAMSON

Address of New Owner	Send Tax Bills To:	Map & Parcel
Colleen Prieboy and Mark Prieboy 4120 Ridgefield Drive#504 Nashville, TN 37205	Churchill Mortgage Corporation 1749 Mallory Lane Suite 100 Brentwood, TN 37027	116-03-0M-504.00-CO

Karen Johnson Davidson County
Batch# 625802 DEEDWARR
04/29/2021 01:09:30 PM 3 pgs
Fees: $18.00 Taxes: $2,146.00
20210429-0057630

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE,

Chelsea Real Estate Inc

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Mark Prieboy and Colleen Rice-Prieboy, husband and wife

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 504, Plan of Belle Meade Court Condominium, a Horizontal Property Regime, created under Title 66, Chapter 27, Section 101, et seq., as amended in Tennessee Code Annotated and as established by Master Deed and By-Laws of record as Instrument No. 20081223-0122172, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said unit as set forth in said Master Deed. Reference is hereby made to the plat of Belle Meade Court Condominium as shown on Exhibit "D" to the Master Deed, of record as aforementioned, said Register's Office for a more complete description.

Being the same property conveyed to Chelsea Real Estate, Inc., a South Dakota corporation by Warranty deed from Kenner Development Company, LLC, a Georgia limited liability company of record in Instrument No. 20100831-0069121 Register's Office for Davidson County, Tennessee, dated August 30, 2010 and recorded on August 31, 2010.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 4120 Ridgefield Drive#504, Nashville, TN 37205

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 and assigns forever; and we so covenant with the said GRANTEES 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 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 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.

Dated this the 27th day of April, 2021.

Chelsea Real Estate Inc

By: _____
John S. Schuele, Secretary and Vice President

STATE OF ~~TENNESSEE~~ NEBRASKA
COUNTY OF ~~WILLIAMSON~~ DOUGLAS

Personally appeared before me, a Notary Public in and for said County and State, personally appeared John S. Schuele, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be the Secretary and Vice President of Chelsea Real Estate Inc the within named bargainor, an incorporated company, and that he as such Secretary and Vice President, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the incorporated company by himself as Secretary and Vice President.

Witness my hand and official seal at Brentwood, Tennessee this 27th day of April, 2021.

_____
Notary Public
My Commission Expires: June 8, 2024

(Notary Seal)

GENERAL NOTARY-State of Nebraska
DAWN R LYTLE
My Comm. Exp. June 08, 2024

True Copy Certificate of Authenticity

I, **Taylor Grills**, 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.

Signature

State of Tennessee

County of Wilson

Personally appeared before me, Rebecca Shukis, a notary public for this county and state, **Taylor Grills,** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.



Notary's Signature

My Commission Expires: 12/15/2021