LL# M6404-M1

WARRANTY DEED

Karen Johnson Davidson County
Batch# 628218 DEEDWARR
05/04/2021 09:47:30 AM 3 pgs
Fees: $18.00 Taxes: $851.00
20210504-0059473

STATE OF TENNESSEE TN
COUNTY OF ~~DAVIDSON~~ Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $230,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 3rd DAY OF May, 2021.

Notary Public

MY COMMISSION EXPIRES: 2.9.2025

(AFFIX SEAL)

THERESA J. WIGGINGTON * STATE OF TENNESSEE NOTARY PUBLIC * WILSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Hardeman & Montgomery, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Cole Allen Beck , Katherine S. Beck, Ken Allen Beck, and Wendy Lee Beck	NEW OWNER	
(NAME)	(NAME)	117 15 0A 141.00
1900 Richard Jones Rd., Unit M2		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, WE, **JILL ROBERSON PARKER, MARRIED AND SHARON PARKER DUNCAN (FKA SHARON ELIZABETH PARKER), MARRIED, TENANTS IN COMMON WITH RIGHTS OF SURVIVORSHIP**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **COLE ALLEN BECK, KATHERINE S. BECK, HUSBAND AND WIFE AND KEN ALLEN BECK AND WENDY LEE BECK, HUSBAND AND WIFE, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP,** 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:

Land in Davidson County, Tennessee, being Parcel No. 141, being Unit No. M-1 in a Horizontal Property Regime located on the Plat of Green Hills Terrace, of record in Plat Book 5200, Page 64, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Jill Roberson Parker and Sharon Elizabeth Parker, Tenants in Common with Rights of Survivorship, by Warranty Deed from Kylie M. Muccilli, fka Kylie M. Beck and Michael Muccilli, her husband, of record in Instrument No. 20161122-0123291, in the Register's Office of Davidson County, Tennessee, dated November 21, 2016 and recorded on November 22, 2016. Sharon Elizabeth Parker has since married and is KNA Sharon Parker Duncan.

This was never the marital residence for the Grantors.

This conveyance is subject to all easements, restrictive covenants and conditions, and all other matters of record, including all items set out on any applicable plat of record.

unimproved
This is improved x property, known as 1900 Richard Jones Rd., Unit M1, Nashville, TN 37215
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 do 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.

Witness my hand this 30 day of April, 2021

Jill Roberson Parker

JILL ROBERSON PARKER

Sharon Parker Duncan

SHARON PARKER DUNCAN

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 Jill Roberson Parker and Sharon Parker Duncan, the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 30 day of April, 2021.

Commission expires:

JOHN GREGORY HARDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 3/3/25

Notary Public

ELECTRONIC DOCUMENT CERTIFICATION

I, John M. Lee, 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.

John M. Lee, Attorney

State of Tennessee
County of Wilson

Personally appeared before me, J. C. Ross, a notary public for this county and state, John M. Lee, who acknowledges that this certification of an electronic document is true and correct and whose signatures I have witnessed.

Notary Public

J.C. ROSS
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

MY COMMISSION EXPIRES: 12-23