

STATE OF TENNESSEE
COUNTY OF WILSON
THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $175,000.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 13th day of August, 2021.

Leah Moore
NOTARY PUBLIC

My commission expires:_____

THIS INSTRUMENT PREPARED BY & RETURN TO:
Birthright Title, LLC
2800 N. Mt. Juliet Road
Mt. Juliet, TN 37122

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Rhonda Mcintosh	Rhonda McIntosh	086-11-0B-019.00 CO
(NAME)	(NAME)	
603 Rockwood Drive	603 Rockwood Dr	
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076	Hermitage TN 37076	

Warranty Deed

For and in Consideration of the sum of $10.00 cash in hand paid by the hereinafter named grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we **Music City Classics, Inc.**, hereinafter called the **GRANTOR(S)**, have/has bargained and sold, and by these presents do transfer and convey unto **Rhonda Mcintosh**, hereinafter called the **GRANTEE(S)**, his/her/their successors and assigns, a certain tract or parcel of land, situated in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit 2, Building No. 6, in Raintree Village, created under Chapter 27, Title 64, of the Tennessee Code Annotated, and as established by a Master Deed of record in Book 4753, page 140, Register's Office for said County, as amended and modified by a Deed of Amendment of record in Book 4980, page 378, said Register's Office, and as shown on the Revised Plat of Hermitage Woods Condominium Apartments, Phase II and II-A of record in Book 4860, page 62 thru 64, in said Register's Office, to which reference is hereby made. Garage No. 2-6-G, is a limited common element for the exclusive use of the occupant of said unit.

Being the same property conveyed to RUSSELL E. PARRISH AND BROOKE PARRISH, HUSBAND AND WIFE, by deed from KEVIN WALSH, AN UNMARRIED MAN, of record in Instrument No. 20180523-0049304, dated May 18, 2018, said Register's Office.

Being the same property conveyed to Music City Classics, Inc. by Quitclaim Deed from Russell E. Parrish and Brooke Parrish, husband and wife, dated 6/14/2021, of record in Instrument No. 20210726-0100082, in the Register's Office for Davidson County, Tennessee.

This property is __unimproved _X_improved property known as: 603 Rockwood Drive, Hermitage, TN 37076.

PROPERTY TAXES for the current year shall be prorated as of date of deed.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, his heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

Karen Johnson Davidson County
Batch# 699056 DEEDWARR
08/17/2021 02:43:30 PM 3 pgs
Fees: $18.00 Taxes: $647.50
20210817-0111339

This conveyance is made subject to any and all easements and rights-of-way, public and private, as may be shown of record in the Register's Office for Davidson County, Tennessee, as well as those found upon inspection of the premises. This conveyance is further made subject to any and all matters shown on the plat of record in the office of the Register of Deeds where the real property is situated.

Witness our hands this 13th day of August, 2021.

Music City Classics, Inc.

BY: _____, PRESIDENT
Russell Parrish, President

STATE OF TENNESSEE
COUNTY OF WILSON

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared Russell E. Parrish, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the President of Music City Classics, Inc., the within named bargainor, a corporation, and that as such President executed the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as President.

Witness my hand and official seal, this the 13th day of August, 2021.

_____
Notary Public
My Commission Expires: 4/22/23

TAMMY DUNCAN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

Tennessee Certification of Electronic Document

I, John A. Bell, Jr., do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on August 13, 2021 (date of document).

Regina Sullo
Affiant Signature

August 17, 2021
Date

State of TN

County of Davidson

Sworn to and subscribed before me this 17 day of August, 2021.



Leah Moore
Notary's Signature

MY COMMISSION EXPIRES: 01-06-2025

NOTARY'S SEAL