RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO PIKE, STE 300
NASHVILLE, TN 37215

WARRANTY DEED

BOX 10-A

Karen Johnson Davidson County
Batch# 1010463 DEEDWARR
06/02/2023 10 26 19 AM 2 pgs
Fees $13 00 Taxes $1,095 20

20230602-0041773

STATE OF ~~TENNESSEE~~ Nevada
COUNTY OF ~~DAVIDSON~~ Douglas

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $296,000 00

David W. Vincent
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 31 DAY OF May, 2023

Donna Peacocke
Notary Public

MY COMMISSION EXPIRES 7-27-25

(AFFIX SEAL)

DONNA PEACOCKE
NOTARY PUBLIC
STATE OF NEVADA
APPT No 03-81956-3
MY APPT EXPIRES JULY 27, 2025

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

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Palina Woodhouse	New Owner	
(NAME)	(NAME)	103-16-0C-307.00-CO
4225 Harding Pike, #307		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205		
(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, I, **DAVID W. VINCENT, MARRIED**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **PALINA WOODHOUSE**, 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 Unit No. 307 on the Plan of Wellington Arms, A Condominium Development, as of record in Book 5200, page 316, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to David W. Vincent, unmarried, by Warranty Deed from Susan A. Shands, unmarried, of record in Book 9323, page 916, Register's Office for Davidson County, Tennessee, dated April 20, 1994. David W. Vincent has since married. This is not the marital residence of 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 4225 Harding Pike, #307, Nashville, TN 37205
(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 31 day of May, 2023

David W. Vincent

DAVID W. VINCENT

STATE OF ~~TENNESSEE~~ & Nevada
COUNTY OF ~~DAVIDSON~~ & Douglas

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named David W. Vincent, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 31 day of May, 2023.

Commission expires:
7-27-25

Donna Peacocke
Notary Public

DONNA PEACOCKE
NOTARY PUBLIC
STATE OF NEVADA
APPT No 03-81956-3
MY APPT EXPIRES JULY 27, 2025