FILE BOX 38 FILE #8099

# WARRANTY DEED

BOOK 7643 PAGE 148

*THIS INSTRUMENT PREPARED BY*

George E. Mudter, Jr., Atty.
229 Ward Circle, Suite C-11
Brentwood, Tennessee 37027

3427 09/02 0101 03CHECK 291.85

| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| RICHARD COPPINGS | SUNTRUST MORTGAGE, INC. | MAP 142-2 |
| (NAME) | (NAME) | |
| 7439 Bridle Drive | P. O. Box 105277 | |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, Tennessee 37221 | Atlanta, Georgia 30348-5277 | PARCEL 143 |
| (CITY) (STATE) (P. O. ZIP) | (CITY) (STATE) (ZIP) | |

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, VINCE GILL and wife, JANIS GILL

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RICHARD COPPINGS and wife, YOLANDA G. COPPINGS

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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 Lot No. 176 on the Plan of Cross Timbers Section 4, as of record in Plat Book 4175, page 54, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Vince Gill and wife, Janis Gill by deed from Jerene Gill of record in Book 7179, page 236, said Register's Office.

This conveyance is made subject to: (1) 1988 Taxes, which have been prorated and assumed by the Grantees; (2) Restrictions of record in Book 4317, page 284; and (3) All matters appearing on the Plan of record in Plat Book 4175, page 54, said Register's Office.

unimproved ( )
This is improved (XX) property, known as 7439 Bridle Drive, Nashville, Tennessee 37221

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 31st day of August, 1988

VINCE GILL

JANIS GILL
By: VINCE GILL, ATTORNEY-IN-FACT, for the said Janis Gill, by Power of Attorney recorded simultaneously herewith.

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STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, VINCE GILL with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand at office this 31st day of August, 1988.

My commission expires 3-11-91 Notary Public

STATE OF
COUNTY OF

Personally appeared before me, the undersigned, a Notary Public in and for said County and State,

with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained, and who further acknowledged that is the of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this day of , 19 .

My commission expires Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Vince Gill, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Attorney-In-Fact of Janis Gill, the maker and is authorized by the maker to execute this instrument on behalf of the maker.

Witness my hand, at Office, this 31st day of August, 1988.

My Commission Expires: 3-11-91

Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 89,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF August 19 88.

MY COMMISSION EXPIRES: 3-11-91 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM: VINCE GILL and wife, JANIS GILL

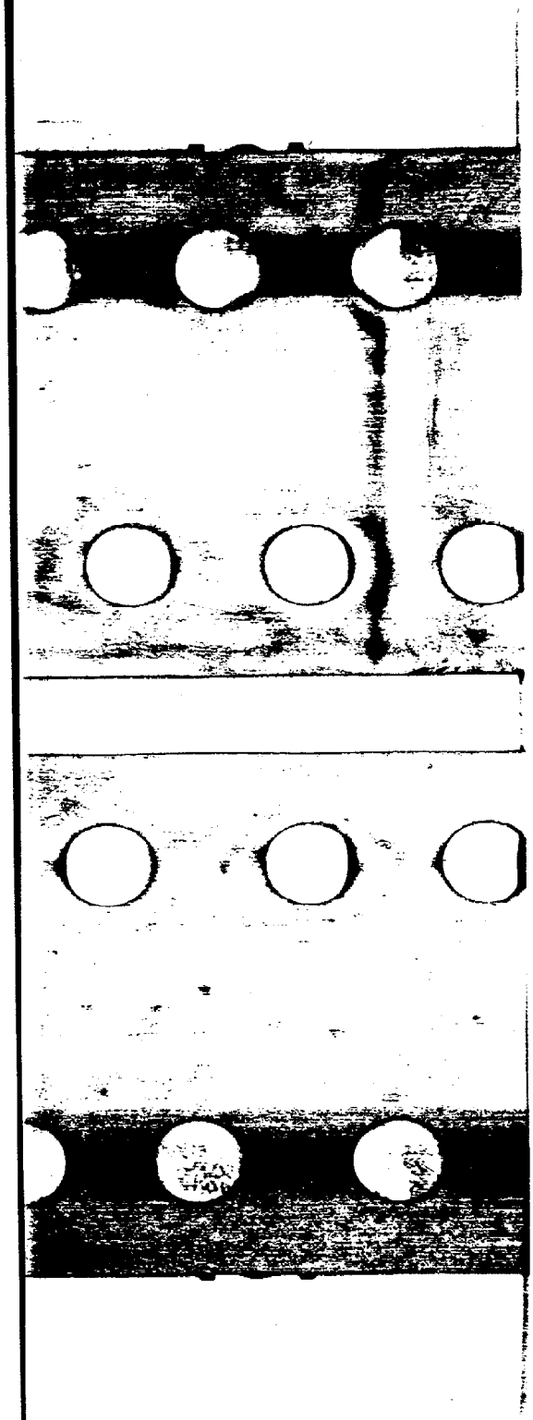
TO: RICHARD COPPINGS and wife, YOLANDA G. COPPINGS

64395

IDENTIFICATION REFERENCE

SEP 2 10 02 AM '88

PLEASE RETURN TO: BOX 38
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926



**OFFICIAL RECEIPT**

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TAX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TAX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL |
|---|---|---|---|---|

CAMT 89500.00
CON TX 285.35
PRFEE 0.50
WDEED 6.00
TOTAL 291.85
CHECK 291.85

09/02/88 01 10:03 0001 3427

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 4 3 9 5

IDENTIFICATION

SEP 2 10 02 AM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

**No.** 130501