WARRANTY DEED

BOOK 11357 PG. 855

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $96,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE. 24th day of February, 1999

Notary Public

MY COMMISSION EXPIRES: May 26, 2002.
(AFFIX SEAL)

KATHY SNIDER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN Exp. 07/27/2002

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title & Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lance H. Johnson	Fifth Third Bank	**84-12-94**
(NAME) **2701 Lincoya Drive**	(NAME) 250 W. Main Street	
(ADDRESS) **Nashville, TN**	(ADDRESS) Lexington, KY 40507	
(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, **Steven C. Coplan , unmarried**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Lance H. Johnson**, 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 Lot No. 66 on the Plan of Lincoya Hills of record in Plat Book 1835, Page91, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Steven C. Coplan, unmarried by deed of record in Book 10152, Page 91, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐

This is improved ☒ property, known as **2701 Lincoya Drive, Nashville, TN**
(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.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING O;
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED

E-MAIL ENV.

99FEB26 AM10:48

05537469

IDENTIF. & REFERENCE

RECEIPT #
DAVIDSON COUNTY REGISTER
NASHVILLE, TN.

02/26/99 0101 02CHECK 368.05

Witness my/our hand(s) this.

Steven C. Coplan

STATE OF TENNESSEE
COUNTY OF DAVISON

Personally appeared before me the undersigned, a Notary Public in and for said County and State, the within named Steven C. Coplan, unmarried 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 at Nashville, Tennessee, this 23rd day of February, 1999.

Notary Public

Commission expires: 5-26-2002

ELIZABETH E TRIPLETT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11357 PG. 857

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

48

99 FEB 26 AM 10:

STATE OF TN.
DAVIDSON COUNTY

0553746

IDENTIF. ↑ REFERENCE

CAMT	96500.00
CON TX	357.05
PRFEE	1.00
WREED	8.00
CFEE	2.00
TOTAL	368.05
CHECK	368.05

02/26/99 01 10:46 0001 0884

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1430086