File No. PT0307-081

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS$210,000.00

Charles B. Cooper
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23 DAY OF April, 2007.

Regina E. Johnson
Notary Public

MY COMMISSION EXPIRES: 5-23-2008

(AFFIX SEAL)

REGINA E. JOHNSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Davidson County DEEDWARR
Recvd: 04/27/07 10:13 2 pgs
Fees:13.00 Taxes:777.00
20070427-0050309

THIS INSTRUMENT WAS PREPARED BY
Plantation Title, LLC, 7620 Highway 70S, Nashville, TN 37221

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles B. Cooper and wife, Patricia H. Cooper	SAME	142-9F-412
(NAME) 412 General George Patton	(NAME)	
(ADDRESS) Nashville, TN 37221	(ADDRESS)	
(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, **KAREN B. BACHELDER** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **CHARLES B. COOPER AND WIFE, PATRICIA H. COOPER, 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 Unit No. 412, together with the Carport designated No. 412-C, on the Plan of Amended Condominium Apartments, River Plantation, Phase II, Section VIII, of record in Plat Book 6900, Pages 514-517 and amended in Book 6900, Pages 654-657, Register's Office for Davidson County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Champe O. Bachelder and wife, Karen B. Bachelder by deed from Dennis W. Robinson and wife, Arlene M. Robinson, dated January 29, 2002 and filed for record on January 31, 2002 in Instrument No. 20020131-0013805 Register's Office for Davidson County. Champe O. Bachelder having been deceased on February 19, 2006.

unimproved ☐

This is improved ☒ property, known as 412 General George Patton, Nashville, TN 37221

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

File No. PT0307-081

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 our hands this 23 day of April 2007.

Karen B. Bachelder
Karen B. Bachelder

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Karen B. Bachelder** with whom I am personally acquainted and who upon **her** oath acknowledged **herself** to be the person(s) who executed the foregoing instrument for the purposes there contained.

Witness my hand and official seal at Nashville, Tennessee this 23 day of April, 2007.

Commission expires:
5-23-2008

REGINA E. JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

Regina E. Johnson
Notary Public