THIS INSTRUMENT PREPARED FROM INFORMATION FURNISHED BY OTHERS:
Angello L. Huong, Attorney at Law
435 Park Avenue
Lebanon, TN 37087

Karen Y Johnson Davidson County
Batch# 183281 DEEDWARR
01/14/2019 09:07:58 AM 3 pgs
Fees: $18.00 Taxes: $629.00
20190114-0003379

MAP: 064-12-0-A
PARCEL: 804.00 CO

ADDRESS NEW OWNER: LARRY L. PASCHALL
804 OLD COACH PLACE
HERMITAGE, TN 37076
ADDRESS MORTGAGEE: N/A
SEND TAX BILL TO: New Owner
PROPERTY: ( X ) IMPROVED; ( ) UNIMPROVED

## WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED SEVENTY THOUSAND DOLLARS AND 00 CENTS ($170,000.00), cash in hand paid, and other valuable consideration, the receipt of which is hereby acknowledged, we, **ROBERT COOPER** and wife **PATTI COOPER**, do hereby transfer and convey unto **LARRY L. PASCHALL**, his heirs and assigns, all of our rights, title, and interests in the following described tract or parcel of land located in Davidson County, Tennessee, together with all improvements and appurtenances thereunto belonging, being more particularly described as follows, to-wit:

> A certain condominium apartment in Davidson County, Tennessee, being Unit No. 804 of Fox Run Revision, Part of Section 2, as of record in Plat Book 5200, Page 357, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made.
>
> DEED REFERENCE: Being the same property conveyed by *Warranty Deed* dated March 5, 2012 from LEROY C. KING to ROBERT COOPER and wife, PATTI COOPER of record in Instrument Number 20120314-0021743, Register's Office for Davidson County, Tennessee.

This is improved property otherwise more commonly known as 804 Old Coach Place, Hermitage, Davidson County, Tennessee.

TO HAVE AND TO HOLD said property, together with all improvements and appurtenances thereunto belonging, unto the said LARRY L. PASCHALL, his heirs and assigns, in fee simple forever.

We COVENANT with said Grantee that we are lawfully seized and possessed of said property; that we have good and lawful right to make this conveyance; that said property is free, clear and unencumbered, except as herein provided; and that we will forever WARRANT AND DEFEND the title thereto against the lawful claims of all persons whomsoever.

This conveyance is subject to any and all restrictions, easements, encumbrances, health codes, zoning, and governmental regulations which may be of record or which may be revealed by an accurate survey or an inspection of the premises.

POSSESSION shall be as of date of deed.

WITNESS MY HAND HERETO, this 10th day of January, 2019.

**ROBERT COOPER, GRANTOR**

Patti Cooper

**PATTI COOPER, GRANTOR**

**STATE OF TENNESSEE** )
**COUNTY OF WILSON** )

Personally appeared before me, the undersigned authority, a notary public in and for said state and county, the within named **ROBERT COOPER**, with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged to me the execution of the foregoing instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL, this 10th day of January, 2019.

Angello Li Huong
NOTARY PUBLIC

MY COMMISSION EXPIRES: Nov. 13, 2022

ANGELLO L. HUONG
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

**STATE OF TENNESSEE** )
**COUNTY OF WILSON** )

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NOTARY PUBLIC

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STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

**STATE OF TENNESSEE** )
**COUNTY OF WILSON** )

The actual consideration or value, whichever is greater, for this transfer is ONE HUNDRED SEVENTY THOUSAND DOLLARS AND NO CENTS ($170,000.00).

**AFFIANT**

Subscribed and sworn to before me, this 10th day of January, 2019.

NOTARY PUBLIC

MY COMMISSION EXPIRES: Nov 13, 2022

ANGELLO L. HUONG
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY