Name and Address of New Owner:
William Smith
5620 Regatta Boulevard
Nashville, TN 37076

Send Tax Bills To:
Movement Mortgage, LLC
8024 Calvin Hall Road
Fort Mill, SC 29707

This Instrument Prepared By:
Blueprint Title TN
901 Woodland Street, Suite 104
Nashville, TN 37206

Karen Johnson Davidson County
Batch# 221522 DEEDWARR
04/24/2019 02:36:30 PM 4 pgs
Fees: $23.00 Taxes: $1,202.13
20190424-0037804

Map & Parcel No: 098-09-0A-071.00-C

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Edward A. Cooper and Laurie A. Cooper, husband and wife**, "the Grantors," have this day bargained and sold and by these presents do hereby sell, give, transfer and convey unto **William Smith, a married man**, "the Grantee," the following described real estate in Davidson County, Tennessee:

All That certain real property in Davidson County, Tennessee, together with all rights, privileges and appurtenances thereto and any improvements thereon, as more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 171 on the Plan of Phase 2B, Lakeshore, of record in Plat Book 7900, Page 599, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Edward A. Cooper and wife, Laurie A. Cooper by Quitclaim Deed from Laurie A. Cooper and H. Glenn Bolton, dated June 12, 2013, recorded June 28, 2013, of record in Instrument No. 20130628-0067111, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said real estate unto the Grantee, and the Grantee's successors, heirs and assigns, forever in fee simple.

Grantors covenant that they are lawfully seized and possessed of said real estate, have good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out), and will forever warrant and defend said title against any and all lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed on the 24th day of April, 2019.

Edward A. Cooper

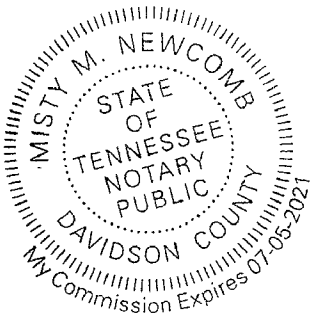
Laurie A. Cooper

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 24th day of April, 2019, before me personally appeared Edward A. Cooper and Laurie A. Cooper, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that such persons executed the same as their free act and deed.

Witness my hand, at office, this 24th day of April, 2019.

Notary Signature
My commission expires:



AFFIDAVIT OF VALUE

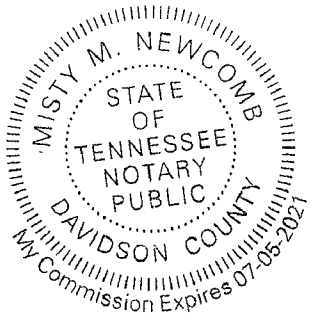
STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $324,900.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

(Affiant)

Sworn to and subscribed before me this 24th day of April, 2019.

Notary Public



True Copy Certification

I, Steve Berneman do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Sondra Mounggey a notary public for this county and state, Steve Berneman acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 2-23-2021
Notary Seal (if on paper)

SONDRA MOUNGEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF MAURY
My Comm. Expires February 23, 2021