THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Corp.
3310 West End Ave., Ste. 540
Nashville, TN 37203
P19-26085

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $342,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17 DAY OF June, 2019.

Notary Public

MY COMMISSION EXPIRES: 1-6-20

(AFFIX SEAL)

JAMES A. WAECHTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

Karen Johnson Davidson County
Batch# 245148 DEEDWARR
06/18/2019 02:43:14 PM 2 pgs
Fees: $13.00 Taxes: $1,265.40

20190618-0058746

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
W. Richard Cooper, Trustee Gayle Petrone Cooper,Trustee	owner	MAP 142-13-0C-
1718 Hagood Loop		PARCEL 039.00-CO
The Villages, FL 32162		
(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, **Lowell Dean Sheucraft and wife, Norma Sheucraft**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **W. Richard Cooper, Trustee, and Gayle Petrone Cooper, Trustee, the Trustees of The W. Richard Cooper Living Trust dated April 14, 2004 and restated on March 16, 2011**

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 8606, together with the carport designated No. 8606-C, in River Plantation, Section Ten, Phase II-A, a Condominium, a Horizontal Property Regime, located on Sawyer Brown Road, Bellevue, Davidson County, Tennessee, as shown on the plat of River Plantation, Section Ten, phase II-E, Condominium Apartments, as recorded in Book 9700, pages 367 and 368, Register's Office for Davidson County, Tennessee, and as described in a Master Deed recorded in Book 9394, page 598, Register' s Office for Davidson County, Tennessee to which reference is hereby made, and in annexation document of record in Book 10417, page 348, and amended in Instrument N0. 20081203-0117317, Register's Office for Davidson County, Tennessee. The easement, restrictive covenants, conditions and regulations imposed upon and relating to apartments, property, co-owners and tenants of River Plantation, Section Ten, Phase II-E, Condominium Apartments, contained in the Master Deed and By-Laws appended thereto, recorded in Book9394, page 598, et. seq., as applied to Section Ten, Phase II-E, by Annexation documents of record in Book 9780,page 284; Book 9669, page 111 ; Book 10024, page 409; Book 10136, page 708 and Book 10417, page 348 and Instrument No. 20081203-0117317, Register's Office for Davidson County, Tennessee, are incorporated in this deed by reference and make a part hereof the same as though copies herein..

Being the same property conveyed to Lowell Dean Sheucraft and Norma Sheucraft, husband and wife by Warranty deed from Marion H Parr, Trustee, Or her Successors in Trust, and Linda Parr Sullivan, Co-Trustee Under The Revocable Parr Family Trust Dated June 29, 1999 and Amendments Thereto of record in Instrument No. 20151110-0114478 Register's Office for Davidson County, Tennessee, dated October 30, 2015 and recorded on November 10, 2015.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is IMPROVED property known as **8606 Sawyer Brown Road, Nashville, TN 37221.**

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 the~~ 17th day ~~of June~~, 2019.

Lowell Dean Sheucraft

Norma Sheucraft

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Lowell Dean Sheucraft** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 17th day of June, 2019.

My Commission expires: 1-6-20

Notary Public

JAMES A. WAECHTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Norma Sheucraft** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that she executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 17th day of June, 2019.

My Commission expires: 1-6-20

Notary Public

JAMES A. WAECHTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE