Name and Address of New Owner
and Send Tax Bills To:
Albransco, LLC
817 Winchester Road, Suite 130
Lexington, KY 40505

Karen Johnson Davidson County
Batch# 281520 DEEDWARR
09/05/2019 12:30:30 PM 4 pgs
Fees: $23.00 Taxes: $182.78
20190905-0089763

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

Map & Parcel No: 058-16-0-031

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, **Kenneth Neil Lane and Samantha Lane, husband and wife**, "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **Albransco, LLC, a Kentucky Limited Liability Company,** "the Grantee," the following described real estate in Davidson County, Tennessee:

Real Estate in Davidson County, Tennessee, together with all rights and privileges appurtenant thereto, to wit:

Being Lot No. Twelve (12) of Block "CC" on the Revised Map of Fairview Subdivision, as of record in Book 1130, Page 54, Register's Office for said County. Said Lot No. 12 fronts 75 feet on the Westerly side of Meadow Road and runs back between parallel lines 225 feet to a dead line.

Being the same property conveyed to Kenneth Neil Lane by Executor's Quitclaim Deed from Susan Charlene True and Rosemary Alma Horton Harrison, the duly appointed Co-Executors of the Estate of Patricia Ann Horton, deceased, dated February 6, 2007 and recorded February 7, 2007 as Instrument No. 20070207-0016374, Register's Office for Davidson County, Tennessee.

The said Samantha Lane hereby joins in this conveyance to transfer any interest she may have, marital or otherwise.

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

Grantor covenants that it is lawfully seized and possessed of said real estate, has 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 5th day of September, 2019.

Kenneth Neil Lane

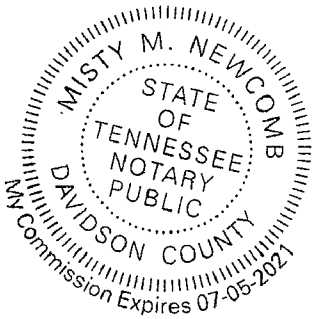
Samantha Lane

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 5th day of September, 2019, before me personally appeared Kenneth Neil Lane and Samantha Lane, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 5th day of September, 2019.

Notary Signature



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 $49,400.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Bailey Wind
Affiant

Sworn to and subscribed before me this 5th day of September, 2019.

Notary Public

MISTY M. NEWCOMB
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-05-2021

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