Karen Johnson Davidson County
Batch# 533321 DEEDWARR
12/14/2020 03:39:30 PM 3 pgs
Fees: $18.00 Taxes: $2,978.50
20201214-0147341

WARRANTY DEED

JULIE BAILEY NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF DAVIDSON MY COMM. EXPIRES SEPTEMBER 02, 2024

State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $805,000.00

Emily Dudley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th day of December, 2020

Julie Bailey
Notary Public

MY COMMISSION EXPIRES: 9-2-2024

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
South Oak Title of Nashville, LLC, 4301 Hillsboro Road #110, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Sriram Dasari	Pinnacle Bank	00-129-10-47.00-R-000
(NAME)	(NAME)	
6633 Ellesmere Road	150 3rd Avenue South, Suite 900	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205	Nashville, TN 37201	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, We, **Michael B. Cooper and Lauren S. Cooper, husband and wife,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Sriram Dasari, a married man,** 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:

Being Lot No. 53 on the Plan of West Meade Park, Inc. Section 3, as of record in Book 3300, Page 23, Amended in Book 9305, Page 884, Register's Office for said County.

Said Lot No. 53 fronts 50 feet on the southerly side of Ellesmere Road and extends back 419.3 feet on the easterly line and 638.6 feet on the westerly line to a dead line, which is a broken line, measuring 606 feet thereon.

Being the same property conveyed to Lauren S. Cooper by Correction Deed dated 04/11/1994 from National Building Corporation, a Tennessee corporation of record in Book 9311, Page 109, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☑ property, known as 6633 Ellesmere Road, Nashville, TN 37205
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 my/our hands this 10th day of December, 2020.

Michael B. Cooper

Lauren S. Cooper

State of Tennessee
County of Davidson

Personally appeared before me Michael B. Cooper and Lauren S. Cooper, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 10th day of December, 2020.

Notary Public Traci Newby
My Commission Expires: 05/22/2023

TRACI NEWBY
STATE OF TENNESSEE NOTARY PUBLIC
GILES COUNTY

File No.: 20-5516

True Copy Certification

I, **Angie Lawless**, 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 **TN**
County of **Davidson**

Personally appeared before me, **J. Brandon Miller**, a notary public for this county and state, **Angie Lawless** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 5-2-22

