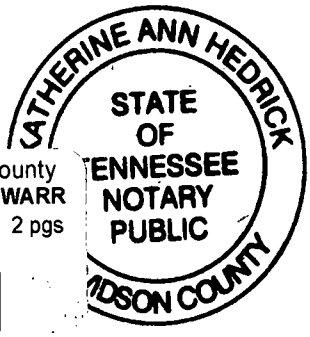
WARRANTY DEED



Karen Johnson Davidson County
Batch# 738108 DEEDWARR
10/18/2021 10:04:41 AM 2 pgs
Fees: $13.00 Taxes: $2,073.85

20211018-0139379

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $560,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE ___ day October 2021.

Notary Public

MY COMMISSION EXPIRES: 1/6/2025

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, PC
Stewart Title Company Tennessee Division, 121 1st Ave S, Ste 200, Franklin, TN 37064-6300

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Christopher Charles Chapela	Fam Bank	191-07-0A-095.00-CO
(NAME) 9712 Katz Lane	(NAME) 50 Franklin Street	
(ADDRESS) Brentwood, TN 37027	(ADDRESS) Clarksville, TN 37040	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we **Lauren Copple, unmarried**, hereinafter called the GRANTOR(S), has/have bargained and sold, and by these presents do transfer and convey unto **Christopher Charles C. and Sheree L. Chapela, husband and wife**, hereinafter called the GRANTEE(S), his/her/their 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 Lot No. 95, on the FINAL PLAT, AUTUMN VIEW, formerly Brinkley Property Subdivision, PHASE ONE, of record in Instrument No. 20171117-0118274, Register's Office for DavidsonCounty, Tennessee to which reference is hereby made for a more complete description.

Being the same property conveyed to Lauren Copple, unmarried by Warranty Deed dated 04/24/2019 from NVR, Inc., a Virginia Corporation T/A Ryan Homes of record in Instrument 201904250038005, Register's Office for Davidson County, Tennessee.

This conveyance subject to all matters as set forth per plat of record in Instrument 201711170118274, Declaration of Covenants, Conditions and Restrictions of record in Instrument 201711200119163, Declaration of Restrictions and Covenants for Stormwater Facilities and Systems of record in Instrument 201607060069069, Charter of Autumn View Homeowners Association of record in Instrument 201711200119162, said Register'sOffice.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ 9712 Katz Lane, Brentwood, TN 37027

(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 GRANTEE(S), his/her/their assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), his/her/their 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.

Effective the 12th day October 2021.

Lauren Copple

State of Tennessee
County of Rutherford

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lauren Copple, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 12th day of October, 2021.

Notary Public:
My Commission Expires: February 20, 2023

CHRISTOPHER R. JACKSON
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

RETURN TO:
Stewart Title Company Tennessee Division
1630 NW Broad St., Suite 100
Murfreesboro, TN 37129