WARRANTY DEED

Karen Johnson Davidson County
Batch# 1148961 DEEDWARR
06/20/2024 08:32:30 AM 3 pgs
Fees: $18.00 Taxes: $1,357.90
20240620-0046103

File #24-PA-5218-P

(SEAL)

MEGAN PAULUS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-02-2026

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $367,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF June, 2024.

Notary Public
MY COMMISSION EXPIRES: 11/2/26

THIS INSTRUMENT WAS PREPARED BY AND RETURN TO

Carney Title, LLC
400 Overbeck Lane, Suite 101
Nashville, TN 37204
(615) 864-0770

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Alice M. Kim and Brian Michael Cooper	**NBKC Bank**	
(NAME)	(NAME)	**161 11 0E 022.00**
5218 Village Way	**8320 Ward Parkway**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	**Kansas City, MO 64114**	
(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 consideration, the receipt of which is hereby acknowledged,

CHARLES LOY CARNEY, JR., AN UNMARRIED PERSON,

hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto

ALICE M. KIM AND BRIAN MICHAEL COOPER, A MARRIED COUPLE,

hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that 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. 5, on the Plan of the VILLAGES OF BRENTWOOD PHASE VIII SECTION I, as shown on plat of record in Plat Book 6200, Phase 769, as amended in Plat Book 6900, Page 977, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Charles Loy Carney, Jr., unmarried, by Warranty Deed from Elliot G. Harrington, Unmarried, of record in Instrument No. 20060602-0064925, in the Register's Office of Davidson County, Tennessee, dated May 31, 2006 and recorded on June 02, 2006.

This conveyance is subject to:
* Property Taxes for the year 2024 and all subsequent years.
*Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of VILLAGES OF BRENTWOOD PHASE VIII SECTION I, as recorded in Plat Book 6200, Page(s) 769 as amended in Plat Book 6900, Page 977.

*Declaration of Covenants, Conditions and Restrictions recorded in Book 7231, Page 789 and Declaration of Annexation recorded in Book 7582, Page 816.
* Any and all existing easements and restrictions as shown of record not stated herein

This is ____ **unimproved** __X___ **improved** property known as: **5218 Village Way, Nashville, TN 37211**.

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), their heirs and 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), 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 hand(s) this the 13th day of June, 2024.

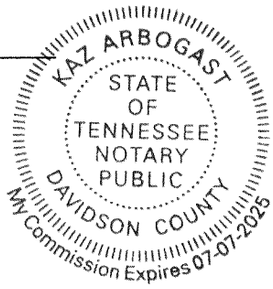
Charles Loy Carney, Jr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 13th day of June, 2024, before me personally appeared Charles Loy Carney, Jr., 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 13th day of June, 2024.

Notary Signature
My commission expires:



True Copy Certification

I, **Pam Autry,** do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on this the 13th day of June, 2024.

Affiant Signature
Date 6/13/24

State of TENNESSEE
County of DAVIDSON

Sworn to and subscribed before me this the 13th day of June, 2024.

Notary's Signature
MY COMMISSION EXPIRES: _____

