This instrument prepared by:
Momentum Title, LLC
7618 Highway 70 South
Nashville, TN 37221
File Number: 6-8604-KP

Karen Johnson Davidson County
Batch# 1429921 DEEDWARR
06/09/2026 01:43:30 PM 3 pgs
Fees: $18.00 Taxes: $1,720.50
20260609-0052155

STATE OF TENNESSEE
COUNTY OF Williamson
The actual consideration or value, whichever is greater, for this transfer is $465,000.00.

Krista Cople
Affiant

Subscribed and sworn to before me, this the 3rd day of June, 2026.

Notary Public
My Commission Expires: _____

Russell J. McCann
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 05/28/2029
WILLIAMSON COUNTY

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Thomas James Cople III and Krista Noel Cople 727 Harpeth Parkway West Nashville, TN 37221		142 14 0 034.00

WARRANTY DEED

For valuable consideration, the receipt of which is hereby acknowledged, **Nicole Lashley Wynn and Ray Wynn, wife and husband** (individually and/or collectively, "Grantor"), transfer and convey unto **Thomas James Cople, III and Krista Noel Cople, husband and wife** (individually and/or collectively, "Grantee"), 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. 49, on the Plan of Section 1, Harpeth Valley Park of record in Plat Book 3600, Pages 93 and 94, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Ray Wynn and Nicole Lashley Wynn, by Warranty Deed from Thomas E. Wiese, married, of record in Instrument No. 20210714-0094751, in the Register's Office of Davidson County, Tennessee, dated July 02, 2021 and recorded on July 14, 2021.

This is improved property located at: **727 Harpeth Parkway West, Nashville, TN 37221**

This conveyance is made subject to 1) property taxes for the year 2026 a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the Grantor paying the prorated share thereof to the Grantee who will be responsible for payment of said taxes; 2) all applicable zoning ordinances; 3) utility, sewer, drainage and other easements of record; 4) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record; 5) building restrictions; and 6) other matters of public record.

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, their heirs and assigns forever; and I/we do covenant with the said Grantee 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 I/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, their heirs and assigns, against the lawful claims of all persons whomsoever. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantors executed this instrument on this 3rd day of June, 2026.

GRANTORS:

Nicole Lashley Wynn

Ray Wynn

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Nicole Lashley Wynn and Ray Wynn, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office this 3rd day of June, 2026.

CHARLES D LIGHTSEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public
My Commission expires: 4/22/30

Certificate of Authenticity

I, Russell J. McCann 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

6-3-26.

Date

Affiant Signature

June 3, 2026

State of Tennessee
County of Williamson

Sworn to and subscribed before me this 3rd day of June, 2026

Notary's Signature

ANN CASEY MARTIN
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on
07-02-2029
DAVIDSON COUNTY

My Commission Expires: _____
Date

Notary's Seal (if on paper)

M&H File #: **26-316**