Karen Johnson Davidson County
Batch# 309386 DEEDWARR
11/01/2019 07:30:12 AM 3 pgs
Fees: $18.00 Taxes: $1,263.55
20191101-0112297

This instrument prepared by: Joan M. Brady, Attorney
449 Taft Avenue
Glen Ellyn, Illinois 60137

WARRANTY DEED

THIS INDENTURE, made this 2nd day of October , A.D., 2019 , by and between

Steven A. Simmons and Anna Kathryn Simmons husband and wife

First Parties, and

BGRS Relocation Inc., a Colorado Corporation

Second Parties,

WITNESSETH: That said First Parties, for and in consideration of the sum of --------One and NO/100--------Dollars ($1.00), and other good and valuable consideration to us in hand paid by Second Parties, the receipt of which is hereby acknowledged, have granted, bargained, sold and conveyed, and do hereby grant, bargain, sell and convey unto the said Second Parties the following described premises, to-wit:

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. 101 on the Plan of Section Two, Henderson Gardens of record in Plat Book 2900, Page 101, in the Registers Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

THIS BEING THE SAME PROPERTY CONVEYED TO STEVEN A. SIMMONS AND ANNA KATHRYN SIMMONS, HUSBAND AND WIFE, BY DEED FROM RICHARD BETTS, IV, UNMARRIED, DATED 04/15/2016 AND RECORDED ON 04/18/2016 IN INSTRUMENT NO. 20160418-0037089, IN THE DAVIDSON COUNTY RECORDERS OFFICE.

OWNER:
BGRS Relocation Inc
16260 N 71st Street, Ste 200
Scottsdale, AZ 85254

RESPONSIBLE TAXPAYER:
BGRS Relocation Inc
16260 N 71st Street, Ste 200
Scottsdale, AZ 85254

CLT # 073-13-0-179.00

with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims to homestead and dower therein. **TO HAVE AND TO HOLD THE** said premises to the said Second Parties, their heirs and assigns forever.

And said First Parties, for themselves and for their heirs, executors and administrators do hereby covenant with said Parties, their heirs, and assigns, that they are lawfully seized in fee simple of the premises above conveyed and have full power, authority and right to convey the same, and that said premises are free from all encumbrances except

and that they will forever warrant and defend the said premises and the title thereto against the lawful claims of all persons whomsoever.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

IN WITNESS WHEREOF the said First Parties hereunder set their hands and seals the day and year first above written.

x _____
Steven A. Simmons

x _____
Anna Kathryn Simmons

✓STATE OF GEORGIA

✓COUNTY OF COBB

Personally appeared before me, Steven A. Simmons and Anna Kathryn Simmons husband and wife, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 2ND day of OCTOBER, 2019.

✓ _____
Notary Public

My Commission Expires: ✓ 09-07-2021

EMILY S. ADAMS NOTARY PUBLIC COBB COUNTY GA

MR-BRI-8416161

OATH OF CONSIDERATION

I hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transaction is $341,500.00

Melissa Mannarino
Affiant

STATE OF Texas COUNTY OF Harris

Subscribed and sworn before me this the 23rd day of October 2019.

Signature of Notary Public

Notary Seal

Kevin Schreiber
Printed Name of Notary

9/9/22
Commission Expiration

KEVIN SCHREIBER
Notary Public, State of Texas
Comm. Expires 08-09-2022
Notary ID 131676596

MR-BRI-8416161