Prepared by:
Zillow Closing Services, LLC
3 Ravinia Drive NE
Atlanta, GA 30346

Karen Johnson Davidson County
Batch# 372319 DEEDWARR
03/13/2020 02:02:30 PM 5 pgs
Fees: $28.00 Taxes: $885.62
20200313-0028306

Return to:
ZILLOW CLOSING SERVICES – POST CLOSING
9001 Cypress Waters Blvd, Suite 3-B
Coppell, TX 75019-4786

Property Appraiser's Parcel ID #:
117-03-0D-239.00-CO
File Number: 2001-TN-101786
Consideration: $239,355.00

WARRANTY DEED

THIS WARRANTY DEED, executed this 7th day of March, 2020,

by and between the grantor, **Steven L. Britt, an unmarried person**

and the grantee, **SPH Property Two, LLC, a Delaware limited liability company**

whose address is: 4343 N. Scottsdale Rd, Ste 390, Scottsdale, AZ 85251

WITNESSETH: that for the sum of **Two Hundred Thirty Nine Thousand Three Hundred Fifty Five Dollars and No Cents ($239,355.00)**

in hand paid by the grantee, the grantor does hereby convey to the grantee, his heirs and assigns, the following tract of land situated in Davidson County, State of Tennessee, to-wit:

See attached Exhibit A

Commonly known as: 239 Hillsboro Place, Nashville, TN 37215

THIS CONVEYANCE is made subject to:

And the grantor will WARRANT the title against all persons whomsoever.

IN WITNESS WHEREOF, the grantor has signed and sealed these presents the date first above written.

Steven L. Britt

State of Tennessee)
ss
County of Davidson)

On this 7th day of March, 2020 before me personally appeared Steven L. Britt, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that SPH Property Two, LLC, a Delaware limited liability company executed the same as their free act and deed.

LIAM MCDONALD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public

Liam McDonald
Printed Name

My commission expires: 05-04-23

OATH OF CONSIDERATION

State of Texas)
ss
County of Dallas)

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $239,355.00, which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

SPH Property Two, LLC,
a Delaware limited liability company

By: _____
Name: Amir Saleem
Its: Authorized Signatory
This instrument was acknowledged before me on this day 10th, of March,
2020 by SPH Property Two, LLC, a Delaware limited liability company.

_____
Notary Public

Jaime Osina
Printed Name

My commission expires: April 24, 2022

JAIME DIANNE OSINA
Notary ID #131542099
My Commission Expires
April 24, 2022

Exhibit A
Legal Description

Land in Davidson County, Tennessee, being Unit 239 on the Plan of Hillsboro Station Condominiums of record in Plat Book 6250, Pages 751 thru 753, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of Hillsboro Station, a horizontal property regime established by Master Deed of record in Book 6740, Page 37, amended in Book 8140, Page 689, said Register's Office.

Being the same property conveyed to Steven L. Britt by Warranty Deed from Shauna Sprague, married fka Shauna D. Bledsoe, unmarried recorded 6/27/2018 in Instrument No. 20180627-0062119, Register's Office for Davidson County, Tennessee.

Parcel ID No: 117-03-0D-239.00-CO

For information purposes only: 239 Hillsboro Place, Nashville, TN 37215

Mail Tax Statements to:
SPH Property Two, LLC, a Delaware limited liability company
1301 N. 2nd Ave Fl 31
Seattle, WA 98101

New Owner's Address:
4343 N. Scottsdale Rd, Ste 390
Scottsdale, AZ 85251

True Copy Certification

I, Amir Saleem, 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 Texas

County of Dallas

Personally appeared before me, Kelli Jackson, a notary public for this county and state, Amir Saleem who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

KELLI JACKSON
Notary Public, State of Texas
Comm. Expires 04-26-2022
Notary ID 125235182

Notary's Signature

My Commission Expires: 4/26/22

Notary' Seal (if on paper)