Karen Johnson Davidson County
Batch# 414641 DEEDWARRSP
06/15/2020 10:18:30 AM 6 pgs
Fees: $33.00 Taxes: $2,521.92
20200615-0060786

This Instrument Prepared By:
AH4R-TN 3, LLC
30601 Agoura Road, Suite 200
Agoura Hills, California 91301

SPECIAL WARRANTY DEED

TITLE OF DOCUMENT

ADDRESS NEW OWNER AS FOLLOWS:	MAIL TAX STATEMENT TO:	MAP PARCEL NUMBERS:
CF KL Assets 2019-1 LLC	CF KL Assets 2019-1 LLC	Map/Parcel:
1345 Avenue of the Americas, 46th Floor	1345 Avenue of the Americas, 46th Floor	149 10 0 118.00
New York, New York 10105	New York, New York 10105	163 01 0 028.00

FOR AND IN CONSIDERATION of the sum of ONE DOLLAR AND NO/100 DOLLARS ($1.00), cash in hand paid by the grantee and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, **AH4R-TN 3, LLC, a Delaware limited liability company** has this day bargained and sold, and does hereby transfer and convey unto the said **CF KL Assets 2019-1 LLC, A Delaware Limited Liability Company**, Grantee herein, its successors and assigns, certain real estate in Davidson County, Tennessee as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

The express purpose of this conveyance is to transfer title.

I/We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances of record in the Register's Office of Davidson County, Tennessee.

AND I/WE WARRANT the title against all persons claiming under Grantor, but not otherwise.

TO HAVE AND TO HOLD all of Grantor's right, title and interest in and to the above described property unto the said Grantee, Grantee's heirs, administrators, executors, successors and/or assigns forever IN FEE SIMPLE; so that neither Grantor or Grantor's heirs, administrators, executors, successors and/or assigns shall have, claim or demand any right or title to the aforesaid property, premises or appurtenances or any part thereof.

AND THE SAID Grantor, for Grantor's heirs, executors and administrators, will warrant and forever defend the right and title to the above described property, unto the said Grantee, Grantees heirs and/or assigns, against the claims of all persons owning, holding or claiming by, through or under the said grantor

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.

Witness our hand this 7th day of February, 2020, the limited liability company party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

AH4R-TN 3, LLC, a Delaware limited liability company

By: _____
Corporate Officer
Printed Name & Title: Helen Cho, Assistant Vice President

ACKNOWLEDGMENT

STATE OF _____)

COUNTY OF _____) ss

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be _____ of **AH4R-TN 3, LLC, a Delaware limited liability company**, the within named bargainor, a limited liability company organized and operating under the laws of the State of _____, and that he/she as such _____ executed the foregoing instrument for the purposes contained therein, by signing the name of the limited liability company by himself/herself as _____.

NOTARY STAMP/SEAL

See attached

WITNESS my hand and official seal at office in _____ this _____ day of _____, 20____.

_____
NOTARY PUBLIC
MY Commission Expires: _____

CALIFORNIA ALL-PURPOSE ACKNOWLEDGEMENT

A Notary Public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Los Angeles

On 2/7/2020, before me, Lisa Jensen, Notary Public, personally appeared Helen Cho, Assistant Vice President of AH4R-TN 3, LLC a Delaware limited liability company who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of State of California that the foregoing paragraph is true and correct.

LISA JENSEN
Notary Public - California
Los Angeles County
Commission # 2251618
My Comm. Expires Jul 29, 2022

WITNESS my hand and official seal.

SIGNATURE

PLACE NOTARY SEAL ABOVE

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of attached document

Title or type of document: Special Warranty Deed

Document Date: Number of Pages: 4 including

Signer(s) Other than Named Above: None

EXHIBIT "A"
LEGAL DESCRIPTION

Parcel 149 10 0 118.00

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF DAVIDSON, STATE OF TENNESSEE, AND IS DESCRIBED AS FOLLOWS:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 1 ON THE PLAN OF PEBBLE TRAILS SUBDIVISION, OF RECORD IN INSTRUMENT NO. 20011211-0136419, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION.

Being the same property conveyed to AH4R-TN 3, LLC, a Delaware limited liability company by Deed from Bounngeune Janetvilay, married Boutsaba Janetvilay, married of record in Instrument No. 20140516-0042419, said Register's Office.

This is unimproved ( ) property known as 5109 Countryside Drive, Antioch, Tennessee 37013
Improved ( )

Parcel 163 01 0 028.00

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF DAVIDSON, STATE OF TENNESSEE, AND IS DESCRIBED AS FOLLOWS:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 29 ON THE PLAN OF HICKORY HIGHLAND PLACE, PHASE I, AS OF RECORD IN PLAT BOOK 9700, PAGE 189, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE JS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION OF SAID LOT.

Being the same property conveyed to AH4R-TN 3, LLC, a Delaware limited liability company by Deed from Arnold M. Weiss, Substitute Trustee of record in Instrument No 20140801-0068964, said Register's Office.

This is unimproved ( ) property known as 4117 Highlander Court, Antioch, Tennessee 37013
Improved ( )

Parcel 153 K A 018 00 000

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF DAVIDSON, STATE OF TENNESSEE, AND IS DESCRIBED AS FOLLOWS:

BEING LOT NO. 8 ON THE PLAN OF PEBBLE TRAIL VILLAS PUD OF RECORD IN PLAT BOOK 9700, PAGES 721 AND 722, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

This is unimproved ( ) property known as 2837 rader Ridge Court, Antioch, TN 37013
Improved ( )

AFFIDAVIT OF VALUE

STATE OF California)

COUNTY OF Los Angeles)

The actual consideration or value whichever is greater, for this transfer is $ 681,600 -

Subscribed and sworn to before me this the 7th day of February, 2020.

(Affix Seal)

Affiant Helen Cho, Assistant Vice President of AH4R-TN 3, LLC, a Delaware limited liability company

Notary Public

My Commission Expires: 7/29/22

LISA JENSEN
Notary Public - California
Los Angeles County
Commission # 2251618
My Comm. Expires Jul 29, 2022

True Copy Certification

I, Araceli M. Gallardo, 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 executed and authenticated according to law.

Signature

State of California

County of Orange

Personally appeared before me, Esther L. Hinostroza, a notary public for this county and state, Araceli M. Gallardo who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

ESTHER L. HINOSTROZA
Notary Public – California
Orange County
Commission # 2214485
My Comm. Expires Sep 16, 2021

Notary's Signature

My Commission Expires:_____
Notary' Seal (if on paper)