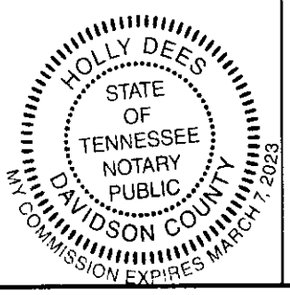
WARRANTY DEED

Prepared by:
Record and Return To:
Chapman and Rosenthal Title, Inc
10 Burton Hills Blvd., Suite 130
Nashville, TN 37215



State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $410,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th day of August, 2020

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 1321 Murfreesboro Pike, Suite 823, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Single Family Fund I, LLC, a Tennessee limited liability company	10F Mayberry Ct. Franklin, TN 37064	10509032900
(NAME)	(NAME)	
(ADDRESS)	(ADDRESS)	
, TN		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Karen Johnson Davidson County
Batch# 466712 **DEEDWARR**
08/31/2020 10:54:44 AM 2 pgs
Fees: $13.00 Taxes: $1,517.00

20200831-0098410

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Jason Bockman,** married, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Single Family Fund I, LLC, a Tennessee limited liability company,** hereinafter called the GRANTEES, their heirs and assigns, 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. 47 on the map of A.V. Jones' Subdivision of Blocks 2, 4 6, 8, 12, 14, and 20 of Jones Dudley's Addition of record in book 57, Page 147, Register's office for said County.

Being the same property conveyed to Jason Bochman, married, by deed of record in Instrument No. 20200720-0079605, Register's Office for Davison County, Tennessee.

AND
Scrivener's Affidavit recorded in Instrument Number 20200728-0082569 , Register's Office for Davidson County, Tennessee corrects vested party name from Jason Bochman to Jason Bockman.

This conveyance is subject to any and all existing restrictions and easements of record.

This property is not a marital residence of the Grantors and as such is not subject to any homestead, dower or other marital interest.

unimproved ☐

This is improved ☑ property, known as 1018 Acklen Ave., Nashville, TN 37203
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 GRANTEES, 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 hands this 28th day of August, 2020.

Jason Bockman

State of Tennessee
County of Davidson

Personally appeared before me Jason Bockman, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 28th day of August, 2020.

Notary Public
My Commission Expires: _____

File No.: 14944

VICTOR HAZELWOOD
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 01-24-2022