This instrument prepared by and (MAIL)
instrument may be returned to:
OS National, LLC
3097 Satellite Blvd., Suite 400
Duluth, GA 30096
Tel. 770-497-9100

Karen Johnson Davidson County
Batch# 501415 DEEDWARR
10/26/2020 09:33:30 AM 5 pgs
Fees: $28.00 Taxes: $1,065.60
20201026-0123566

Send tax bills to:
SFR JV-1 PROPERTY LLC, A Delaware Limited Liability Company
P.O. Box 15087
Santa Ana, CA 92735

Name and address of new owner:
SFR JV-1 PROPERTY LLC, A Delaware Limited Liability Company
P.O. Box 15087
Santa Ana, CA 92735

Map parcel number: 053-16-0-211.00

Source of Title: See Exhibit "A" attached hereto and incorporated herein.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged,

Sarah Taylor, who acquired title as Sarah A. Taylor, an unmarried person,

the Grantor herein, have this day bargained and sold, and do hereby transfer and convey unto the said,

SFR JV-1 PROPERTY LLC, A Delaware Limited Liability Company,

the Grantees herein, their (successors), heirs and assigns, certain real estate more particularly described as follows:

See Exhibit "A" attached hereto and incorporated herein.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the Grantees, their (successors), heirs and assigns forever. We covenant with the said Grantees 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 matters appearing of record and real property taxes.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), 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.

Witness our hand this 20th day of October, 2020, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Susan A. Bradford as Attorney-in-Fact for Sarah Taylor

Susan A. Bradford as Attorney-in-Fact for Sarah Taylor,
who acquired title as Sarah A. Taylor

State of Tennessee
County of Wilson

Personally appeared before me, the undersigned Notary Public in and for the State and County aforesaid, Susan A. Bradford, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she is the Attorney-in-Fact for Sarah A. Taylor, pursuant to Power of Attorney of record at Instrument Number 20201020-0122044 Register's Office for Davidson County, Tennessee, and as such is authorized to execute this instrument as the free act and deed of Sarah A. Taylor.

Witness my hand and official seal this 20th day of October, 2020.

Notary Public:
My Commission Expires: 7/1/23

Sheila McCord
STATE OF TENNESSEE NOTARY PUBLIC
Sumner County, TN

EXHIBIT A
Legal Description

MORE COMMONLY KNOWN AS: 665 Kingsway Drive, Old Hickory, TN 37138

TAX PARCEL ID/APN (For informational purposes only): 053-16-0-211.00

Land in Davidson County, Tennessee, being Lot No. 20 on the Plan of Final Subdivision Plat for King Court, Section Four of record in Plat Book 9700, Page 111, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Sarah A. Taylor, unmarried by Warranty deed from Don Swartz, a married man of record in Book 10300, page 45, Register's Office for Davidson County, Tennessee, dated December 23, 1996 and recorded on December 26, 1996.

Being also known as 665 Kingsway Drive, Old Hickory, Tennessee 37138.

AFFIDAVIT OF VALUE

STATE OF TN)

COUNTY OF WILSON)

The actual consideration (or value, whichever is greater) for this transfer is $288,000.00.

AFFIANT

Subscribed and sworn to before me, this 20th day of October, 2020.

NOTARY PUBLIC
My Commission Expires:
4/1/23

Property address: 665 Kingsway Drive, Old Hickory, TN 37138

Sheila McCord
STATE OF TENNESSEE NOTARY PUBLIC
Sumner County, TN

Certificate of Authenticity

I, Cynthia Brown, do hereby make oath that I am a licensed attorney and/or 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.

Cynthia Brown
Signature
Cynthia Brown

State of Georgia

County of Gwinnett

Personally appeared before me, Cynthia Brown, who acknowledges that this certification of an electric document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 3-21-22
Notary's Seal:

MELANIE BIBB
Notary Public - Georgia
Gwinnett County
Expires 03/21/2022