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

Karen Johnson Davidson County
Batch# 526976 DEEDWARR
12/08/2020 03:37:30 PM 6 pgs
Fees: $33.00 Taxes: $1,361.60
20201208-0143058

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

Property Appraiser's Parcel ID #:
171-03-0B-062.00-CO
File Number: 2010-TN-107010
Consideration: $368,000.00

WARRANTY DEED

THIS WARRANTY DEED, executed this 30 day of November, 2020,

by and between the grantor, **Estate of Vicki Lee Burke McClendon, by Jaci Woods Kirkham, Co-Executor and Brittany Jo (Dyer) Earlie, Co-Executor**

and the grantee, **SPH Property One, LLC, a Delaware limited liability company** whose address is: 4343 N Scottsdale Rd, Ste 390, Scottsdale, AZ 85251

WITNESSETH: that for the sum of **Three Hundred Sixty Eight Thousand Dollars and No Cents ($368,000.00)**

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: 641 Old Hickory Blvd, Unit 110, Brentwood, TN 37027

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.

Estate of Vicki Lee Burke McClendon

By: Jaci Kirkham
Jaci Woods Kirkham, Co-Executor

By: Brittany Earlie
Brittany Jo (Dyer) Earlie, Co-Executor

State of TN)
ss
County of Davidson)

On this 30th day of November, 2020 before me personally appeared Estate of Vicki Lee Burke McClendon, by Jaci Woods Kirkham, Co-Executor and Brittany Jo (Dyer) Earlie, Co-Executor, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that Estate of Vicki Lee Burke McClendon, by Jaci Woods Kirkham, Co-Executor and Brittany Jo (Dyer) Earlie, Co-Executor executed the same as their free act and deed.

Emily May
Notary Public

Emily May
Printed Name

My commission expires: 1/3/2022

EMILY MAY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

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 $368,000 which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

SPH Property One, LLC,
a Delaware limited liability company

By: A. Downey

Name: Amy Downey
Its: Authorized Signatory

This instrument was acknowledged before me on this day 30th, of November,

2020 by Amy Downey, Authorized Signor , SPH Property One, LLC, a Delaware limited liability company.

Kelli Jackson
Notary Public

Kelli Jackson
Printed Name

My commission expires: 4/26/22

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

Exhibit A
Legal Description

Land in Davidson County, Tennessee, being condominium Unit No. 109 on the Plan of Second Revision, Phase One, Section One, Townhomes of Fredericksburg, of record in Book 9700, Page 461, in the Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete and accurate description.
Being the same property conveyed to Vicki Lee Burke by Warranty Deed from Nicolas Membrillo, an Unmarried Man recorded on April 8, 2014 in 20140408-0029237 in the Register's Office of Davidson County, TN.

Parcel ID No: 171-03-0B-062.00-CO

For information purposes only: 641 Old Hickory Blvd, Unit 110, Brentwood, TN 37027

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

New Owner's Address:
SPH Property One, LLC, a Delaware limited liability company
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)

STATE OF TENNESSEE
Office of Vital Records

CERTIFICATE OF DEATH

Female	July 4, 2016
	Nashville, TN
Davidson	
Construction	
Brentwood	
[X] No	

Charles Boone | Amie Nalls

Daughter | 121 Saddlebridge Lane Franklin, TN 37069

Music City Mortuary | Nashville, TN

Randall A. Watson | 16243

Spring Hill Funeral Home Nashville, Tennessee | 1046

OR | 7/8/2016

MD 18936 | 07/07/2016

Lawrence Pass, M.D. 2400 Patterson St., Ste 307 Nashville, TN 37203

PART I. Enter the chain of events, diseases, injuries, or complications that directly caused the death. DO NOT enter terminal events such as cardiac arrest, respiratory arrest, or ventricular fibrillation without showing the etiology. Enter only one cause on a line.

IMMEDIATE CAUSE: a. acute cerebrovascular accident — Onset to death: 12 hours

Due to (or as a consequence of):

b.

Due to (or as a consequence of):

c.

Due to (or as a consequence of):

d.

PART II. Other significant conditions contributing to death but not resulting in the underlying cause given in PART I:

without surgical intervention, comfort measures only

29b. WAS AN AUTOPSY PERFORMED? [ ] Yes [ ] No

29c. WERE AUTOPSY FINDINGS AVAILABLE TO COMPLETE THE CAUSE OF DEATH? [ ] Yes [ ] No

31. MANNER OF DEATH: [X] Natural [ ] Homicide [ ] Accident [ ] Pending Investigation [ ] Suicide [ ] Could not be determined

32. DID TOBACCO USE CONTRIBUTE TO DEATH? [ ] Yes [ ] Probably [ ] No [ ] Unknown

33. IF FEMALE: [X] Not pregnant within past year [ ] Pregnant at time of death [ ] Not pregnant, but pregnant within 42 days of death [ ] Not pregnant, but pregnant 43 days to 1 year before death [ ] Unknown if pregnant within the past year

34. IF TRANSPORTATION INJURY SPECIFY: [ ] Driver/Operator [ ] Passenger [ ] Pedestrian [ ] Other (Specify)

34a. DATE OF INJURY (Month, Day, Year) | 34b. TIME OF INJURY | 34c. INJURY AT WORK [ ] Yes [ ] No | 34d. PLACE OF INJURY (at home, farm, street, factory, office building, etc. (Specify)

34e. DESCRIBE HOW INJURY OCCURRED | 34f. LOCATION OF INJURY (Street and Number, City or Town, State)

TN-1659 (Rev. 12/2011) | NCHA 1/99

I hereby certify the above to be a true and correct representation of the record or document on file in this department. This certified copy is valid only when printed on security paper showing the red embossed seal of the Tennessee Department of Health. Alteration or erasure voids this certification. Reproduction of this document is prohibited.

8519815

Tennessee Code Annotated 68-3-101 et seq., Vital Records Act of 1977

R. Benton McDonough, JD
STATE REGISTRAR

John J. Dreyzehner, MD, MPH, FACOEM
COMMISSIONER

8519815

JUL 08 2016
Date Issued

CERTIFICATION OF VITAL RECORD

202012080143058