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

Karen Johnson Davidson County
Batch# 531513 DEEDWARR
12/11/2020 03:54:30 PM 5 pgs
Fees: $28.00 Taxes: $940.91
20201211-0146057

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

Property Appraiser's Parcel ID #:
070-01-0A-003.00-CO
File Number: 2011-TN-108214
Consideration: $254,300.00

WARRANTY DEED

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

by and between the grantor, **Emilie K. Gilbert, 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 Fifty Four Thousand Three Hundred Dollars and No Cents ($254,300.00)**

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: 509 Harold Prewett Drive, Nashville, TN 37218

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.

Emilie K. Gilbert

Emilie K. Gilbert

State of Florida)
ss
County of Saint Johns)

On this 7th day of December, 2020 before me personally appeared Emilie K. Gilbert, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that Emilie K. Gilbert executed the same as their free act and deed.

Emilie K. Gilbert's identification was verified using a Tennessee driver license.

JACLYN CARIVEAU
Notary Public - State of Florida
Commission # GG978765
Expires on April 14, 2024

Notary Public

Jaclyn Cariveau

Printed Name

My commission expires: 04/14/2024

Notarized online using audio-video communication

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 $ 254,300 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: A Downey

Name: Amy Downey

Its: Authorized Signatory

This instrument was acknowledged before me on this day 7th, of December,

2020 by Amy Downey, Authorized Signor , SPH Property Two, 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 Lot No. 3 on the Plan of Final Plat, West Hamilton Place, a Cluster Lot Subdivision of record in Plat at Instrument No. 20020807-0094807, 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 Emilie K. Gilbert, unmarried by Warranty Deed from Roger M. Peterson and Judy A. Peterson, husband and wife and Kevin S. Peterson, a married man as tenants in common with right of survivorship recorded on June 7, 2017 in 20170607-0056744 in the Register's Office of Davidson County, TN.

Parcel ID No: 070-01-0A-003.00-CO

For information purposes only: 509 Harold Prewett Drive, Nashville, TN 37218

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:
SPH Property Two, 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)