This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

Karen Johnson Davidson County
Batch# 592575 DEEDWARR
03/16/2021 11:20:30 AM 4 pgs
Fees: $23.00 Taxes: $1,143.30
20210316-0034622

STATE OF ~~TENNESSEE~~ Georgia
COUNTY OF DeKalb

The actual consideration or value, whichever is greater is $309,000.00.

Affiant

Subscribed and sworn before me this the 1st day of March, 2021.

Notary Public
My commission expires:

ROBYNN MILLER NOTARY PUBLIC DEKALB COUNTY, GEORGIA My Commission Expires April 19, 2023

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
PROGRESS NASHVILLE, LLC PO Box 4090 Scottsdale, AZ 85261	New Owner	075-12-0A 157.00

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, TAMARA N. BRYANT, AN UNMARRIED PERSON, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to PROGRESS NASHVILLE, LLC, A Delaware Limited Liability Company, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, Being Lot No. 47 on the Plan of First Revision, Section Three, Phase II, Greer Meadows at Cedar Creek, a Planned Unit Development, of record in Instrument Number 20040407-0039587, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description of said lot.

Being the same property conveyed to Tamara N. Bryant, an unmarried person, by deed dated 08/27/2004, from Capitol Homes Inc., a Tennessee Corporation, of record in Instrument No. 20040902-0106256, Register's Office for said County.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 685 Belgium Drive, Hermitage, TN 37076.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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 hand this the 1st day of March, 2021.

Tamara N. Bryant

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Tamara N. Bryant, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 1st day of March, 2021.

My commission expires: 9.6.22

Notary Public

AUSTIN H ESTES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration (or value, whichever is greater) for this transfer is $309,000.00.

AFFIANT

Subscribed and sworn to before me, this 3 day of MARCH, 2021.

NOTARY PUBLIC

My Commission Expires:
4.6.22

AUSTIN H ESTES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Property address: 685 Belgium Drive, Hermitage, TN 37076
Parcel Number: 075-12-0A-157.00-CO

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