Karen Johnson Davidson County
Batch# 644197 **DEEDWARR**
05/26/2021 10:17:58 AM 2 pgs
Fees: $13.00 Taxes: $1,097.55

20210526-0071233

STATE OF TENNESSEE
COUNTY OF Shelby

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $296,635.00.

Anna McDonald
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21ST DAY OF MAY, 2021.

25th

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

MATTHEW J MCDONALD
STATE OF TENNESSEE NOTARY PUBLIC
SHELBY COUNTY
My Commission Expires 06-16-2024

PREPARED BY:
Realty Title & Escrow Company, Inc.
2000 Richard Jones Road, Suite 178
Nashville, TN 37215

RETURN TO:
Realty Title & Escrow
6525 Quail Hollow, Ste 115
Memphis, TN 38120
File No. 11-MEM21-04074
TG: 9461823

03-NSH21-01831

Address of New Owner:	Send Tax Bills to:	Tax Information:
True North Borrower Tennessee, LLC, PO Box 4090 Scottsdale, AZ 85261	True North Borrower Tennessee, LLC, PO Box 4090 Scottsdale, AZ 85261	164-10-0A-246.00-CO

WARRANTY DEED

For and in consideration of the sum of ten dollars and no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Zillow Homes Property Trust**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **True North Borrower Tennessee, LLC, a Delaware limited liability company**, hereinafter called the Grantees, their successors 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. 101 on the Plan of Final Plat of Village Five Summerfield
> Subdivision of record in Plat at Instrument No. 20051103-0133115, in the Register's Office for Davidson
> County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as: 705 Sandbury Point, Antioch, TN 37013

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 assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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 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 21st day of May, 2021

Zillow Homes Property Trust
by Signpost Homes, Inc.a Subsidiary of
Zillow Group, Inc..

BY: _____

Printed Name: Logan Weeks
Its: Authorized Signatory

STATE OF Georgia

COUNTY OF Fulton

Before me personally appeared Logan Weeks, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he or she executed the within instrument for the purposes therein contained and who further acknowledged that he or she is the Authorized Agent of Signpost Homes, Inc. a subsidiary of Zillow Group, Inc. and is so authorized to execute this instrument on its behalf.

Witness my hand and official seal, this the 21st of May, 2021.

_____
Notary Public Kezzie Joseph

My Commission Expires: 4/20/25

(SEAL)

