Karen Johnson Davidson County
Batch# 656818 DEEDWARR
06/15/2021 10:35:43 AM 2 pgs
Fees: $13.00 Taxes: $1,295.00

20210615-0080396

STATE OF TENNESSEE
COUNTY OF Shelby

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $350,000.00.

Anne McDonald
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE ~~28TH~~ 14th DAY OF ~~MAY~~ June, 2021.

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

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

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

RETURN TO:
Realty Title & Escrow Company, Inc.
6525 N. Quail Hollow Rd., Suite 115
Memphis, TN 38120
(901) 260-4055
RT File No: 11-MEM21-03771
TG: 9423010

03-NSH21-02004

Address of New Owner:	Send Tax Bills to:	Tax Information:
Progress Nashville, LLC, a Delaware limited liability company PO Box 4090 Scottsdale, AZ 85261	Progress Nashville, LLC P.O. Box 4090 Scottsdale, AZ 85261	182-06-0A-036.00-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, **Denise Thomas**, unmarried, 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 in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee being Lot No. 36 on Plan of Old Hickory Hills, Section One, according to the plat thereof, recorded Instrument No. 200110230115382, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for more complete details of location and description of said lot.

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: 7898 Rainey Dr, 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 28th day of May, 2021

Denise Thomas

STATE OF TENNESSEE

COUNTY OF Williamson

On this 28th day of May, 2021, before me personally appeared Denise Thomas, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

Notary Public

My Commission Expires: 05/05/25

SETH A. DEARINGER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY