Karen Johnson Davidson County
Batch# 663616 DEEDWARR
06/24/2021 09:28:30 AM 3 pgs
Fees: $18.00 Taxes: $1,628.00
20210624-0085446

Prepared by:

REALTech Title, LLC
3001 Leadenhall Rd
Mt. Laurel, NJ 08054

STATE OF New Jersey
COUNTY OF Burlington

The actual consideration or value, whichever is greater, for this transfer is 440,000.00

Timothy Chambers
Agent for RealTech Title LLC

Subscribed and sworn to before me this 22 day of June, ~~2020.~~ 2021

Notary Public

My Commission Expires: 2/13/2023

Robert D Lunt Jr.
Notary Public
New Jersey
My Commission Expires 2-13-2023
No. 50076925

| Address of New Owner: | Send Tax Bills to: | Tax Information: |
|---|---|---|
| HP Tennessee I LLC | HP Tennessee I LLC | 141-05-0A-179.00 |
| 120 S Riverside Plaza Suite 2000 | 120 S Riverside Plaza Suite 2000 | |
| Chicago, IL 60606 | Chicago, IL 60606 | |

## WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

James Casey and Christa Casey, Husband And Wife

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

HP Tennessee I LLC, a Delaware Limited Liability Company

hereinafter called the GRANTEE, its successors and assigns, the following tract or parcel of land, to-wit:

**Land in Davidson County, Tennessee, being Lot No. 179 of the Plan of Avondale Park, Phase 2, Section 4, of record in Instrument No. 20110208-0011100, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.**

**Being the same property conveyed to James Casey and Christa Casey, husband and wife, by Warranty deed dated October 15, 2014, and recorded October 16, 2014 from NVR, Inc., a Virginia Corporation T/A Fox Ridge Homes, of record in Instrument Number 20141016-0095565, Register's Office for Davidson County, Tennessee.**

**Parcel Identification Number: 141-05-0A-179.00**

**Property Address: 1420 Scarcroft Lane, Nashville, TN 37221**

This is improved property located at 1420 Scarcroft Lane, Nashville, TN 37221, Davidson County

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest, thereto belonging to the said GRANTEE, its successors and assigns, forever; and we do covenant with the said GRANTEE that we 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; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said

land to the said GRANTEE, its successors 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 our hands this 19th day of June, 2021.

James Casey
James Casey

Christa Casey
Christa Casey

STATE OF Texas
COUNTY OF Collin

Personally appeared before me, the undersigned, a notary public in and for said Collin (County) and Texas (State), the within named James Casey and Christa Casey, the bargainor(s), with whom I am personally acquainted, and who acknowledged that the within instrument was executed for the purposes therein contained.

Witness my hand and official seal at Collin, Texas, this 19th day of June, 2021

Notary Public

My Commission Expires: 05/22/2024

Akbar Ahmed
ID NUMBER
132491775
COMMISSION EXPIRES
May 22, 2024

Notarized online using audio-video communication

## TRUE COPY CERTIFICATION

I, Timothy Chambers , do hereby make oath that I am 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 – Timothy Chambers .

State of New Jersey
County of Burlington

Personally appeared before me, Robert D Lunt, Jr, a notary public in and for this county and state, Timothy Chambers, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public Robert D Lunt, Jr

My Commission Expires: 02/13/2023

Robert D Lunt Jr.
Notary Public
New Jersey
My Commission Expires 2-13-2023
No. 50076925