WARRANTY DEED

Karen Johnson Davidson County
Batch# 676726 DEEDWARR
07/14/2021 11:27:06 AM 2 pgs
Fees: $13.00 Taxes: $928.70

20210714-0094649

STATE OF TENNESSEE,
COUNTY OF Shelby

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $251,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13TH DAY OF JULY, 2021.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

MATTHEW J MCDONALD NOTARY PUBLIC STATE OF TENNESSEE SHELBY COUNTY My Commission Expires 08-16-2024

THIS INSTRUMENT WAS PREPARED BY
Logos Realty Closing Services Inc.
301 S. Perimeter Park Dr., Suite 214
Nashville, TN 37211

File No.: 2021050126

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Progress Nashville, LLC	Progress Nashville, LLC	
(NAME) P. O. BOX 4090	(NAME) P. O. BOX 4090	Map-Par. 150-07-0-218.00
(ADDRESS) SCOTTSDALE, AZ 85261	(ADDRESS) SCOTTSDALE, AZ 85261	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TWO HUNDRED FIFTY-ONE THOUSAND AND NO/100 Dollars ($251,000.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **STEPHANIE ROLARK, UNMARRIED,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **PROGRESS NASHVILLE, LLC, a Delaware Limited liability Company,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS 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(s) 195, as shown on the map entitled the Plan of Section Five, "The Country", of record in Plat Book 5200 and 271 & 272, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to STEPHANIE ROLARK, by deed from WLR/IVZ RESI NPL, LLC, BY AMERICAN HOME MORTGAGE SERVICING, INC., of record in Instrument No. 20111201-0093533, dated October 31, 2011, said Register's Office

unimproved ☐
This is improved ☒ property, known as 3365 Country Way Rd., Antioch, TN 37013
(House No.) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 and assigns forever; and we do covenant with the said GRANTEES 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 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.

Executed by my hand this 12 day of July, 2021

Stephanie Rolark

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 12 day of July 2021, before me, Notary Public for the above State and County, personally appeared Stephanie Rolark to me known to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be her free act and deed.

Witness my hand and official seal atDavidson County, Tennessee this 12 day of July 2021.

Notary Public

My Commission Expires: ____

Return to
Realty Title & Escrow
6525 Quail HOllow
Suite 115
Memphis, TN 38120
File No. 11-MEM21-03898
TG: 9440351

MAXINE J RUCKER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-6-2023