Prepared by:
Zillow Closing Services, LLC
3 Ravinia Drive NE
Atlanta, GA 30346

Karen Johnson Davidson County
Batch# 701289 DEEDWARRSP
08/19/2021 11:53:30 AM 5 pgs
Fees: $28.00 Taxes: $1,986.90
20210819-0112430

Return to:
ZILLOW CLOSING SERVICES – POST CLOSING
5215 N O'Connor Blvd, Ste 1200
Irving, TX 75039

Property Appraiser's Parcel ID #:
161140A02300CO
File Number: 2107-TN-125940
Consideration: $537,000.00

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED, executed this 11th day of August, 2021,

by and between the grantor, **Zillow Homes Property Trust, a Delaware Statutory Trust**

and the grantee, **Mark Evans, a single man** , whose address is: 624 Andrew Rucker Lane, Nashville, TN 37211

WITNESSETH: that for the sum of **Five Hundred Thirty Seven Thousand Dollars and No Cents ($537,000.00)**

in hand paid by the grantee, the grantor does hereby convey to the grantee, his heirs and assigns, the following tract of land situated in Davidson County, State of Tennessee, to-wit:

See attached Exhibit A

Commonly known as: 624 Andrew Rucker Lane, Nashville, TN 37211

THIS CONVEYANCE is made subject to covenants, conditions, restrictions, reservations, limitations, easements, rights-of-way, encumbrances, liens, liabilities, and other matters as may appear of record, if any; current taxes and assessments; and to all applicable zoning ordinances and/or restrictions and prohibitions imposed by governmental authorities, if any, all matters that would be disclosed by an accurate ATLA/ACSM survey or physical inspection of the property.

AND THE GRANTOR COVENANTS that he is seized and possessed of this land, and has a right to convey it, and warrants the title against all persons claiming under him.

And the grantor will WARRANT the title against all persons whomsoever.

IN WITNESS WHEREOF, the grantor has signed and sealed these presents the date first above written.

Zillow Homes Property Trust, a Delaware Statutory Trust

By: _____

Name: Logan Weeks
Its: Authorized Signatory

State of Georgia)
ss
County of Fulton)

Before me, the undersigned authority of the State and County aforesaid, personally appeared Logan Weeks with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who, upon oath, acknowledged himself or herself to be the Authorized Signatory of Zillow Homes Property Trust, a Delaware Statutory Trust, the within named bargainor, a limited liability company, and that he or she as such Authorized Signatory, with the authority so to do, executed the within instrument for the purposes therein contained by signing the name of the limited liability company as such Authorized Signatory.

WITNESS my hand and official seal at office this 11 day of August, 2021.

Samantha Phillips
Notary Public

Samantha Phillips
Printed Name

My commission expires: 05-27-25

Samantha Phillips
NOTARY PUBLIC
Dekalb County
State of Georgia
My Comm. Expires May 27,2025

Exhibit A
Legal Description

Land in Davidson County, Tennessee, being Lot No. 23 on the Plan of Thrible Springs Estates. Phase I, as shown on Plat 6900, Page 313, as affected by Plat Book 7900, Page 738, In the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.
Being the same property conveyed to Zillow Homes Property Trust, a Delaware Statutory Trust by Warranty Deed from Michael Moore and Wife, Brenda Moore recorded on June 9, 2021 in 20210609-0077220 in the Register's Office of Davidson County, TN.

Parcel ID No: 161140A02300CO

For information purposes only: 624 Andrew Rucker Lane, Nashville, TN 37211

Mail Tax Statements to:
624 Andrew Rucker Lane
Nashville, TN 37211

New Owner's Address:
624 Andrew Rucker Lane
Nashville, TN 37211

OATH OF CONSIDERATION

State of Tennessee)
ss
County of Davidson)

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $537,000.00, which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

Mark Evans

Mark Evans

This instrument was acknowledged before me on this day 17, of August,
2021 by Mark Evans.

Notary Public

Emily Manno

Printed Name

Commission expires: _____

EMILY MANNO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-05-2025

Certificate of Authenticity

I, Emily Manno, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 08/17/21.

Date

Emily Manno

Affiant Signature

08/17/21

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 17 day of August, 2021.

Leslie Garside

Notary's Signature

My Commission Expires: 1/3/23

Date

Notary's Seal (if on paper)

LESLIE GARSIDE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON