Karen Johnson Davidson County
Batch# 703893 DEEDWARR
08/25/2021 08:24:30 AM 5 pgs
Fees: $28.00 Taxes: $1,307.58
20210825-0114495

This instrument prepared by and (MAIL) instrument may be returned to:
OS National, LLC
3097 Satellite Blvd., Suite 400
Duluth, GA 30096
Tel. 770-497-9100

Send tax bills to:
FKH SFR PropCo H, L.P ., a Delaware Limited Partnership
1850 Parkway Place, Suite 900
Marietta, GA 30067Marietta, GA 30067

Name and address of new owner:
FKH SFR PropCo H, L.P ., a Delaware Limited Partnership
1850 Parkway Place, Suite 900
Marietta, GA 30067Marietta, GA 30067

Map parcel number: 075-04-0-234.00

Source of Title: See Exhibit "A" attached hereto and incorporated herein.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged,

Amanda Bettye Morris, an unmarried woman

the Grantor herein, have this day bargained and sold, and do hereby transfer and convey unto the said,

FKH SFR PropCo H, L.P ., a Delaware Limited Partnership,

the Grantees herein, their (successors), heirs and assigns, certain real estate more particularly described as follows:

See exhibit "A" attached hereto and incorporated herein.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the Grantees, their (successors), heirs and assigns forever. We covenant with the said Grantees that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those matters appearing of record and real property taxes.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons whomsoever.

Whenever 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 hand this 16th day of August, 20 21, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Amanda Bettye Morris

Amanda Bettye Morris AKA Bettye Morris

STATE OF Virginia

COUNTY OF York

On this 16th day of August, 20 21, before me personally appeared Amanda Bettye Morris, 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.

Tynnishua O'shayne Fowler

Notary Public

Printed Name: Tynnishua O'shayne Fowler

Commission Expires:

05/31/2024

COMMONWEALTH OF VIRGINIA · ELECTRONIC NOTARY PUBLIC

Tynnishua O'shayne Fowler

REGISTRATION NUMBER
7704888
COMMISSION EXPIRES
May 31, 2024

Notarized online using audio-video communication

EXHIBIT A
Legal Description

MORE COMMONLY KNOWN AS: 4808 Concord Dr, Hermitage, TN 37076

TAX PARCEL ID/APN (For informational purposes only): 075-04-0-234.00

Land in Davidson County, Tennessee, being Lot No. 545 on the Plan of Section Nine, Tulip Grove of record in Plat Book 4675, Page 135, 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 Amanda Bettye Morris, an unmarried woman by Warranty deed from Stonehorse Real Estate Holdings, LLC of record in Instrument No. 20171214-0127688 Register's Office for Davidson County, Tennessee, dated December 12, 2017 and recorded on December 14, 2017.

Being also known as 4808 Concord Drive, Hermitage, TN 37076.

Said property being the same property conveyed by from to , recorded , at Instrument No. , of the Register's Office of Davidson County, Tennessee.

AFFIDAVIT OF VALUE

STATE OF GEORGIA)

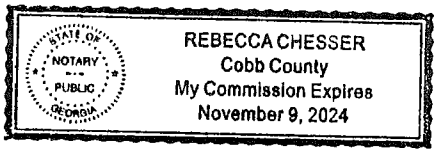
COUNTY OF COBB)

The actual consideration (or value, whichever is greater) for this transfer is $353,400.00

Kayla Smith
AFFIANT

Subscribed and sworn to before me, this 16th day of August, 2021.

Rebecca Chesser
NOTARY PUBLIC
My Commission Expires:
11/9/24



Property address:

4808 Concord Drive
Hermitage, TN 37076

CERTIFICATION REQUIRED BY TCA 66-24-101(D)

I, Kayla Short, 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 8/16/2021 (date of document).

Kayla Short

Affiant Signature

8/16/2021

Date

State of Georgia

County of Guinnett

Sworn to and subscribed before me this 16th day of August, 2021,

Notary's Signature

My Commission Expires: 10/24/24

Notary's Seal (if on paper)

CYNTHIA VAN CAMPEN
Gwinnett County
My Commission Expires
October 26, 2024

STATE OF GEORGIA NOTARY PUBLIC