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

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

Karen Johnson Davidson County
Batch# 709500 DEEDWARR
09/02/2021 12:08:30 PM 5 pgs
Fees: $28.00 Taxes: $1,345.95
20210902-0118491

Property Appraiser's Parcel ID #:
07408014600
File Number: 2108-TN-128085
Consideration: $363,770.00

WARRANTY DEED

THIS WARRANTY DEED, executed this **30** day of **August**, 2021,

by and between the grantor, **Sara A Marquette, unmarried**

and the grantee, **Zillow Homes Property Trust, a Delaware Statutory Trust** whose address is: 4343 N Scottsdale Rd, Ste 390, Scottsdale, AZ 85251

WITNESSETH: that for the sum of **Three Hundred Sixty Three Thousand Seven Hundred Seventy Dollars and No Cents ($363,770.00)**

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: 7012 Bonnafair Drive, Hermitage, TN 37076

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.

Sara A Marquette

Sara A Marquette

State of Florida)
ss
County of Lake)

On this 30th day of August, 2021 before me personally appeared Sara A Marquette, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that Sara A Marquette executed the same as their free act and deed. who produced driver license as identification.

Nia A Hamilton

Notary Public

Nia A Hamilton

Printed Name

My commission expires: 08/03/2024

HH27454

NIA A HAMILTON
Notary Public - State of Florida
Commission # HH27454
Expires on August 3, 2024

Notarized online using audio-video communication

OATH OF CONSIDERATION

State of Texas)
ss
County of Dallas)

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $ 363,770.00 which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

Zillow Homes Property Trust, a Delaware Statutory Trust

By: A. Downey

Name: Amy Downey
Its: Authorized Signatory

This instrument was acknowledged before me on this day 30, of August,
2021 by Amy Downey, Authorized Signor, Zillow Homes Property Trust, a Delaware Statutory Trust.

Notary Public

KELLI JACKSON

Printed Name

My commission expires: 4/26/22

KELLI JACKSON
Notary Public, State of Texas
Comm. Expires 04-26-2022
Notary ID 125235182

Exhibit A
Legal Description

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows, to-wit:

Being Lot No. 737, on the Plan of Section Seven, Hermitage Hills, of record in Plat Book 3300, Page 62 and 63, Register's Office for Davidson County, Tennessee, to which Plat reference is hereby made for a more complete and accurate legal description.
Being the same property conveyed to Sara A. Marquette, Unmarried by Warranty Deed from Grant Montgomery Garland, and Spouse, Virgilia McClain Garland recorded on July 29, 2019 in 20190729-0074076 in the Register's Office of Davidson County, TN.

Parcel ID No: 07408014600

For information purposes only: 7012 Bonnafair Drive, Hermitage, TN 37076

Mail Tax Statements to:
Zillow Homes Property Trust, a Delaware Statutory Trust
1301 N. 2nd Ave Fl 31
Seattle, WA 98101

New Owner's Address: **Zillow Homes Property Trust, a Delaware Statutory Trust**
4343 N Scottsdale Rd, Ste 390
Scottsdale, AZ 85251

Certificate of Authenticity

I, MELINDA SPINK, 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 08/30/2021.

Date

Affiant Signature

08/31/2021
Date

State of TEXAS

County of DALLAS

Sworn to and subscribed before me this 31 day of August, 2021.

Notary's Signature

My Commission Expires: 10-06-2024
Date

Notary's Seal (if on paper)

LATONYA HENDERSON
Notary Public, State of Texas
Comm. Expires 10-06-2024
Notary ID 125786372