Karen Johnson Davidson County
Batch# 712688 DEEDWARR
09/10/2021 09:43:30 AM 5 pgs
Fees: $28.00 Taxes: $943.59
20210910-0121310

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

Property Appraiser's Parcel ID #:
090110B01300CO
File Number: 2108-TN-129353
Consideration: $255,023.00

**WARRANTY DEED**

THIS WARRANTY DEED, executed this 3rd day of September, 2021,

by and between the grantor, **Nicole Lee Bianchi, a single woman**

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 **Two Hundred Fifty Five Thousand Twenty Three Dollars and No Cents ($255,023.00)**

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: 510 Basswood Ave, Apt 13, Nashville, TN 37209

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.

Nicole Lee Bianchi

Nicole Lee Bianchi

State of Florida )
ss
County of Seminole County )

On this 3rd day of September, 2021 before me personally appeared Nicole Lee Bianchi, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that Nicole Lee Bianchi executed the same as their free act and deed.

Type of Identification produced: Tennessee Driver License

Notary Public

Xiomara J Giannelli

Printed Name

My commission expires: 07/21/2024

XIOMARA J GIANNELLI
Notary Public - State of Florida
Commission # HH153
Expires on July 21, 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 $ 255,023.00 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 3rd, of September,
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 Condominium Apartment in Davidson County, Tennessee, Being Unit No. 13 of River Breeze Garden Townhomes a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Exhibit 13" to the Master Deed of record in Instrument No. 20030207-0017550, amended in Instrument No. 20030618-0084385 and Instrument No. No. 20040308-0025984, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the condominium.,
Being the same property conveyed to Nicole Lee Bianchi, a Single Woman by Warranty Deed from Daniel L. Wall, Married recorded on June 4, 2018 in 20180604-0053090 in the Register's Office of Davidson County, TN.

Parcel ID No: 090110B01300CO

**For information purposes only:** 510 Basswood Ave, Apt 13, Nashville, TN 37209

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:
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 **September 3, 2021**.

Date

Affiant Signature

**September 7, 2021**
Date

State of TEXAS

County of DALLAS

Sworn to and subscribed before me this **7** day of **September**, 20**21**.

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