Karen Johnson Davidson County
Batch# 718085 DEEDWARR
09/16/2021 10:54:30 AM 4 pgs
Fees: $23.00 Taxes: $1,443.00
20210916-0124477

Prepared by:

REALTech Title, LLC
3001 Leadenhall Rd
Mt. Laurel, NJ 08054

STATE OF Texas
COUNTY OF Harris

The actual consideration or value, whichever is greater, for this transfer is 390,000.00

Kaci Pyne and David Adrian Pyne
Affiant

Subscribed and sworn to before me this 9th day of September, 2021.

Ikome Chefor
ID NUMBER
COMMISSION EXPIRES
August 26, 2024

Notary Public

My Commission Expires: 08/26/2024

Address of New Owner:	Send Tax Bills to:	Tax Information:
HP Tennessee I LLC	HP Tennessee I LLC	075-11-0A-042.00
120 S. Riverside Plaza Suite 2000	120 S. Riverside Plaza Suite 2000	
Chicago, IL 60606	Chicago, IL 60606	

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

Kaci Pyne and David Adrian Pyne, Wife and Husband

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

HP Tennessee I LLC, a Delaware Limited Liability Company

hereinafter called the GRANTEE, its successors and assigns, the following tract or parcel of land, to-wit:

SEE ATTACHED

This is improved property located at 1241 Andrew Donelson Drive, Hermitage, TN 37076, Davidson County

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest, thereto belonging to the said GRANTEE, its successors and assigns, forever; and we do covenant with the said GRANTEE 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 GRANTEE, its successors 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.

Witness our hands this 9th day of September, 2021.

Kaci Pyne
Kaci Pyne
David Adrian Pyne

David Adrian Pyne

STATE OF Texas
COUNTY OF Harris

Personally appeared before me, the undersigned, a notary public in and for said Harris (County) and Texas (State), the within named David Adrian Pyne and Kaci Pyne, the bargainor(s), with whom I am personally acquainted and/or who provided sufficient identification and who acknowledged that the within instrument was executed for the purposes therein contained.

Witness my hand and official seal at online, , this 9th day of September, 2021

Notary Public

My Commission Expires: 08/26/2024 (SEAL)

Notarized online using audio-video communication

Ikome Chefor
ID NUMBER
132644568
COMMISSION EXPIRES
August 26, 2024

Legal Description

Land in Davidson County, Tennessee, being Lot No.51 on the Plan of Phase Two, Heritage Meadows of record in Plat Book 9700, page 525, Register's Office, Davidson County, Tennessee , to which reference is hereby made for a more complete and detailed description thereof.

Being the same property conveyed to Kaci Pyne, a married person , by Quitclaim Deed May 2, 2019 and recorded June 20, 2019, from Jeramie Lantz, a married person, of recorded Instrument N40ber 20190620-0059764, Register's Office for Davidson County, Tennessee.

Parcel Identification Number: 075-11-0A-042.00

Property Address: 1241 Andrew Donelson Drive. Hermitage, TN 37076

Tennessee Certification of Electronic Document

I, Ernest Aning, 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 09/09/2021 (date of document).

Affiant Signature

09/14/2021
Date

State of New Jersey

County of Gloucester

Sworn to and subscribed before me this 14 day of September, 2021.

Notary's Signature

MY COMMISSION EXPIRES: March 23, 2026

NOTARY'S SEAL

KARLA E VOLGARINO
NOTARY PUBLIC
STATE OF NEW JERSEY
ID # 50155441
MY COMMISSION EXPIRES MAR. 23, 2026