Karen Johnson Davidson County
Batch# 731788 DEEDWARR
10/08/2021 09:51:30 AM 5 pgs
Fees: $28.00 Taxes: $1,739.37
20211008-0135390

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 #:
187050B01100CO
File Number: 2109-TN-133764
Consideration: $470,100.00

WARRANTY DEED

THIS WARRANTY DEED, executed this **30th** day of **September**, 2021,

by and between the grantor, **Mahmoud Ahanj, a single man**

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 **Four Hundred Seventy Thousand One Hundred Dollars and No Cents ($470,100.00)**

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: 3308 Balfron Drive, Lot 11, Nolensville, TN 37135

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.

Mahmoud Ahanj

State of Tennessee)
ss
County of Williamson)

On this 30th day of September, 2021 before me personally appeared Mahmoud Ahanj, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that Mahmoud Ahanj executed the same as their free act and deed.

Notary Public

Abby Benson

Printed Name

My commission expires: _____

ABBY BENSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

MY COMMISSION EXPIRES DECEMBER 15, 2021

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 $ 470,100.00 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 30th, of September,

2021 by Amy Downey, Authorized Signor , Zillow Homes Property Trust, a Delaware Statutory Trust.

Kelli Jackson
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

Land in Davidson County, Tennessee, being Lot No. 11, on the Plan of Revision One, Gene Smith Property, of record in Instrument No. 20170731-0077366, 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 Mahmoud Ahanj, a Married Man by Warranty Deed from Regent Homes, LLC, a Tennessee Limited Liability Company recorded on January 29, 2018 in 20180129-0009038 in the Register's Office of Davidson County, TN.

Parcel ID No: 187050B01100CO

For information purposes only: 3308 Balfron Drive, Lot 11, Nolensville, TN 37135

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 30 September, 2021.

Date

Affiant Signature

6 October, 2021

Date

State of TEXAS

County of DALLAS

Sworn to and subscribed before me this 6th day of October, 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