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 #:
131-01-0D-069.00-CO
File Number: 2109-TN-132781
Consideration: $244,000.00

Karen Johnson Davidson County
Batch# 731917 DEEDWARRSP
10/08/2021 11:23:30 AM 5 pgs
Fees: $28.00 Taxes: $902.80
20211008-0135567

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED, executed this 23 day of Sept., 2021,

by and between the grantor, **Zillow Homes Property Trust, a Delaware Statutory Trust**

and the grantee, **Michael Austin McClure and Morgan Kay McClure, husband and wife as joint tenants** , whose address is: 130 Lake Chateau Drive, Hermitage, TN 37076

WITNESSETH: that for the sum of **Two Hundred Forty Four Thousand Dollars and No Cents ($244,000.00)**

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: 130 Lake Chateau Drive, Hermitage, TN 37076

THIS CONVEYANCE is made subject to covenants, conditions, restrictions, reservations, limitations, easements, rights-of-way, encumbrances, liens, liabilities, and other matters as may appear of record, if any; current taxes and assessments; and to all applicable zoning ordinances and/or restrictions and prohibitions imposed by governmental authorities, if any, all matters that would be disclosed by an accurate ATLA/ACSM survey or physical inspection of the property.

AND THE GRANTOR COVENANTS that he is seized and possessed of this land, and has a right to convey it, and warrants the title against all persons claiming under him.

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.

Zillow Homes Property Trust, a Delaware Statutory Trust

By: _____

Name: Logan Weeks
Its: Authorized Signatory

State of Georgia)
ss
County of Fulton)

Before me, the undersigned authority of the State and County aforesaid, personally appeared Logan Weeks with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who, upon oath, acknowledged himself or herself to be the Authorized Signatory of Zillow Homes Property Trust, a Delaware Statutory Trust, the within named bargainor, a limited liability company, and that he or she as such Authorized Signatory, with the authority so to do, executed the within instrument for the purposes therein contained by signing the name of the limited liability company as such Authorized Signatory.

WITNESS my hand and official seal at office this 23 day of September, 2021.

Nate' Steinbecker
Notary Public

Nate' Steinbecker
Printed Name

My commission expires: 7.28.2025

Nate Steinbecker
NOTARY PUBLIC
Hall County, GEORGIA
My Commission Expires 07/28/2025

OATH OF CONSIDERATION

State of TN)
ss
County of Wilson)

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $244,000.00, which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

Michael a McClure
Michael Austin McClure

Morgan K McClure
Morgan Kay McClure

This instrument was acknowledged before me on this day 5, of October,

2021 by Michael Austin McClure and Morgan Kay McClure.

Notary Public

Derek Truelove
Printed Name

Commission expires: 3.4.24

DEREK TRUELOVE
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 03/04/2024
WILSON COUNTY

Exhibit A
Legal Description

Land in Davidson County, Tennessee, being Unit E-3 together with Carport designated No. 27 on the Plan of Lake Chateau Condominiums, of record in Book 6250, Page 607-610, as amended in Book 7025, page 380, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.
Being the same property conveyed to Zillow Homes Property Trust, a Delaware Statutory Trust by Warranty Deed from James G. Davis and Paula B. Davis recorded on June 30, 2021 in 20210630-0088861 in the Register's Office of Davidson County, TN.

Parcel ID No: 131-01-0D-069.00-CO

For information purposes only: 130 Lake Chateau Drive, Hermitage, TN 37076

Mail Tax Statements to: **Morgan McClure and Michael McClure**
130 Lake Chateau Drive
Hermitage, TN 37076

New Owner's Address: **Morgan McClure and Michael McClure**
130 Lake Chateau Drive
Hermitage, TN 37076

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 23, 2021**.

Date

Affiant Signature

October 6, 2021
Date

State of TEXAS

County of DALLAS

Sworn to and subscribed before me this **6** 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