Karen Johnson Davidson County
Batch# 738923 DEEDWARR
10/19/2021 08:15:30 AM 9 pgs
Fees: $48.00 Taxes: $739.96
20211019-0139948

Prepared by and return to:
Seth McNamee, Esq.
Summit Title & Escrow, LLC
6263 Poplar Ave., Ste. 801
Memphis, TN 38119
(901) 881-8600

COUNTERPART
WARRANTY DEED

Effective as of **August 31, 2021,** for and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named grantee and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, **Ann S Barnes, a widow, Suzanne L. Thomas, a married woman, Lorenzo L. Sawyers, a single man, Jonathan K Sawyers Sr., a married man, James K Sawyers, a single man, Edward L Sawyers, a married man, David W. Sawyers, a single man** hereinafter referred to as Grantor, has bargained, sold, conveyed and by these presents does transfer sell and convey unto **ARVM 5, LLC,** hereinafter called the Grantee, its successors, heirs and assigns, a certain tract or parcel of land together with all improvements thereon and appurtenances thereto, in Davidson County, State of Tennessee, and described as follows:

Land in Davidson County, Tennessee, being Lot No. 230 on the Plan of Haynes Estates, Sec-tion IV, as of record in Book 4300, Page 44, Register's Office for said County. Said Lot No. 230 fronts 90 feet on the westerly side of Rowan Drive and runs back between lines, 320. 81 feet on the southerly side and 270.27 feet on the northerly side, which is a broken line, to a line at the rear on which it measures 84. 62 feet thereon.

Being the same property conveyed to Ann S. Barnes, Suzanne Sawyers Self, Lorenzo L. Sawyers, Jonathan K. Sawyers, Nathaniel E. Sawyers, Harvey L. Sawyers, James K. Sawyers, David W. Sawyers, and Edward L. Sawyers as heirs of the Estate of Esmond Sawyers, Probate Case No. 90793.

Also being the same property conveyed to Esmond L. Sawyers and Castella D. Sawyers by Warranty Deed from W.L. Bainbridge Company, of record in Book 4442, Page 750, Register's Office of Davidson County, Tennessee, dated August 13, 1970 and recorded on September 2, 1970.

This property is unencumbered except for restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of Haynes Estates Section 4, as recorded in Plat Book 4300, Page(s) 44 of the Register's Office of Davidson County, Tennessee: all of record in the Register's Office of **Davidson County**, Tennessee; and **2021 Davidson County**, Tennessee real estate taxes and is being conveyed subject to those taxes and real estate taxes and assessments for all subsequent years.

TO HAVE AND TO HOLD this tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee and Grantee's successors, heirs and assigns forever; and Grantor covenants with the Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the land is unencumbered, unless otherwise stated in this deed; and Grantor does further covenant and bind Grantor and Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the Grantee and Grantee's successors, heirs 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 the Grantor's hand in Davidson County, State of Tennessee on this 27th day of August, 2021.

Ann S. Barnes

STATE OF Tennessee
COUNTY OF Davidson

BEFORE ME, the undersigned Notary Public in and for the State and County mentioned, personally appeared **Ann S Barnes** whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged upon oath or affirmation that they executed the within instrument of their own free act and deed for the purposes therein contained.

WITNESS my hand and seal, at office in State and County named herein on this 27th day of August, 2021.

CHASTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 11-08-2022

Notary Public

My Commission Expires:

New Owner Name and Address to: ARVM 5, LLC 5001 Plaza On The Lake #200 Austin, TX 78746 Property Address: 768 Rowan Drive Nashville TN 37207 Mail tax bills to: ARVM 5, LLC 5001 Plaza On The Lake #200 Austin, TX 78746 Parcel I.D. Numbers: 059-14-0-224	I, or we, hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration for this transfer is **$199,990.00** AFFIANT Subscribed and sworn to before me this 27th day of August, 2021. NOTARY PUBLIC Commission expires:

PAMELA OPPENHUIZEN STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY, TN My Comm. Exp. 02-28-23

WITNESS the Grantor's hand in COOK County, State of IL on this 27 day of August, 2021.

GRANTORS:

Lorenzo L. Sawyers

Lorenzo L. Sawyers

STATE OF IL
COUNTY OF COOK

BEFORE ME, the undersigned Notary Public in and for the State and County mentioned, personally appeared **Lorenzo L. Sawyers** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged upon oath or affirmation that they executed the within instrument of their own free act and deed for the purposes therein contained.

WITNESS my hand and seal, at office in State and County named herein on this 27 day of August, 2021.

Romeka Fields

Notary Public

My Commission Expires:

05/03/2022

OFFICIAL SEAL
ROMEKA FIELDS
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 05/03/2022

WITNESS the Grantor's hand in Davidso County, State of Tennessee on this 27th day of August, 2021.

GRANTORS:

David W. Sawyers

David W. Sawyers

STATE OF Tennessee
COUNTY OF Davidson

BEFORE ME, the undersigned Notary Public in and for the State and County mentioned, personally appeared **David W. Sawyers** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged upon oath or affirmation that they executed the within instrument of their own free act and deed for the purposes therein contained.

WITNESS my hand and seal, at office in State and County named herein on this 27th day of August, 2021.

CHRISTY W. IVEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-08-2022

My Commission Expires:

Notary Public

WITNESS the Grantor's hand in WAYNE County, State of MICHIGAN on this 28TH day of AUGUST, 2021.

GRANTORS:

Suzanne L. Thomas

Suzanne L. Thomas

STATE OF MICHIGAN
COUNTY OF WAYNE

BEFORE ME, the undersigned Notary Public in and for the State and County mentioned, personally appeared **Suzanne L. Thomas** with whom I am personally acquainted (or proved to meon the basis of satisfactory evidence) and who acknowledged upon oath or affirmation that they executed the within instrument of their own free act and deed for the purposes therein contained.

WITNESS my hand and seal, at office in State and County named herein on this 28TH day of AUGUST, 2021.

Notary Public

My Commission Expires:

OCTOBER 27, 2026

MARIO D HALL
NOTARY PUBLIC - STATE OF MICHIGAN
COUNTY OF WAYNE
My commission expires: October 27, 20 26
Acting in the County of WAYNE

WITNESS the Grantor's hand in Shelby County, State of Alabama on this 2 day of September, 2021.

GRANTORS:

Edward L. Sawyers

Edward L. Sawyers

STATE OF Alabama
COUNTY OF Shelby

BEFORE ME, the undersigned Notary Public in and for the State and County mentioned, personally appeared **Edward L. Sawyers** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged upon oath or affirmation that they executed the within instrument of their own free act and deed for the purposes therein contained.

WITNESS my hand and seal, at office in State and County named herein on this 2 day of September, 2021.

Edward L. Sawyers

Notary Public

My Commission Expires:

8-30-2023

Celena Collett

Notary Public

WITNESS the Grantor's hand in Davidson County, State of TN on this 2 day of September, 2021.

GRANTORS:

James K. Sawyers

James K. Sawyers

STATE OF TN
COUNTY OF Davidson

BEFORE ME, the undersigned Notary Public in and for the State and County mentioned, personally appeared **James K. Sawyers** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged upon oath or affirmation that they executed the within instrument of their own free act and deed for the purposes therein contained.

WITNESS my hand and seal, at office in State and County named herein on this 2 day of September, 2021.

Monterey D. Lee, Sr.
Notary Public

My Commission Expires:

08/11/2022

MONTEREY D. LEE, SR.
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

WITNESS the Grantor's hand in Harford County, State of Maryland on this 30 day of August, 2021.

Barbara Bernadette Engel
NOTARY PUBLIC
Harford County
MARYLAND
MY COMMISSION EXPIRES September 13, 2022

GRANTORS:

Jonathan K. Sawyers Sr.

STATE OF Maryland
COUNTY OF Harford

BEFORE ME, the undersigned Notary Public in and for the State and County mentioned, personally appeared **Jonathan K. Sawyers** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged upon oath or affirmation that they executed the within instrument of their own free act and deed for the purposes therein contained.

WITNESS my hand and seal, at office in State and County named herein on this 30 day of August, 2021.

Barbara Bernadette Engel
Notary Public

My Commission Expires:
09/13/2022

Barbara Bernadette Engel
NOTARY PUBLIC
Harford County
MARYLAND
MY COMMISSION EXPIRES September 13, 2022

Tennessee Certification of Electronic Document

I, Taylor Hutson, 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 August 31, 2021 (date of document).

Affiant Signature

9/17/2021
Date

State of Tennessee

County of Shelby

Sworn to and subscribed before me this 17 day of September, 2021.

Notary's Signature

MY COMMISSION EXPIRES: 6/2/25

NOTARY'S SEAL

ARIAN FLEMING
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SHELBY
MY COMMISSION EXPIRES: JUNE 2, 2025