Karen Johnson Davidson County
Batch# 753065 DEEDWARR
11/10/2021 02:07:30 PM 3 pgs
Fees: $18.00 Taxes: $1,276.50
20211110-0150411

STATE OF ~~TENNESSEE~~ TEXAS
COUNTY OF ~~Davidson~~ DALLAS

The actual consideration or value, whichever is greater, for this transfer is $345,000.00

Affiant

Subscribed and sworn to before me, this 5th day of NOVEMBER, 2021.

Notary Public

My commission expires: 11-13-2024

LAURI E. GALLAGHER
Notary Public, State of Texas
Comm. Expires 11-13-2024
Notary ID 132782782

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
1517 HUNT CLUB BLVD SUITE 200
GALLATIN, TN 37066

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Mile High Borrower 1 (Income), LLC, a Delaware Limited Liability Company	Mile High Borrower 1 (Income), LLC, a Delaware Limited Liability Company	**050030B17700CO**
PO Box 4090	PO Box 4090	
Scottsdale, AZ 85261	Scottsdale, AZ 85261	

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 ACKNOWLEDGE, WE,

Virginia Dannette Martin, unmarried woman

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Mile High Borrower 1 (Income), LLC, a Delaware Limited Liability Company

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 90 on the Plan of Amended Final Plat, Mulberry Downs, Phase 1B, of record in Book 7900, Page 818, Register's Office for said County, to which reference is hereby made for a more complete description.

Being the same property conveyed to Virginia Dannette Martin, unmarried, by Warranty Deed from Phillips Builders, Inc., dated September 25, 1995, of record in Book 9807, Page 110, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Subject to any and all encumbrances, restrictions, easements, plats, covenants, rights, and conditions that may appear of record in the Register's Office of Davidson County, Tennessee.

This is improved (__X__) unimproved (_____) property known as 1819 Apple Valley Circle, Nashville, TN 37207.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 GRANTEES, their 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.

Virginia Dannette Martin Date: 11-1-2021
Virginia Dannette Martin

STATE OF TN

COUNTY OF SUMNER

Personally appeared before me, a Notary Public of said County and State, Virginia Dannette Martin, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 1st day of November, 2021.

D Paulsson
NOTARY PUBLIC

My Commission Expires: 10-21-2024

DEBRA PAULSSON
TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

Tennessee Certification of Electronic Document

I, Kelsey Christensen, 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 November 1, 2021 (date of document).

Kelsey Christensen
Affiant Signature

11/5/2021
Date

State of TEXAS

County of DALLAS

Sworn to and subscribed before me this 5 day of November, 2021.

Notary's Signature

MY COMMISSION EXPIRES: 11-13-2024

NOTARY'S SEAL

LAURI E. GALLAGHER
Notary Public, State of Texas
Comm. Expires 11-13-2024
Notary ID 132782782