Karen Johnson Davidson County
Batch# 755374 DEEDWARR
11/16/2021 09:09:30 AM 5 pgs
Fees: $28.00 Taxes: $1,224.70
20211116-0152162

This instrument prepared by and (MAIL) instrument may be returned to:
OS National, LLC
3097 Satellite Blvd., Suite 400
Duluth, GA 30096
Tel. 770-497-9100

Send tax bills to:
Progress Nashville, LLC, a Delaware Limited Liability Company
PO Box 4090
Scottsdale, AZ 85261

Name and address of new owner:
Progress Nashville, LLC, a Delaware Limited Liability Company
PO Box 4090
Scottsdale, AZ 85261

Map parcel number: 150-12-0C-050.00-CO

Source of Title: See Exhibit "A" attached hereto and incorporated herein.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged,

Angie McClure,

the Grantor herein, have this day bargained and sold, and do hereby transfer and convey unto the said,

Progress Nashville, LLC, a Delaware Limited Liability Company,

the Grantees herein, their (successors), heirs and assigns, certain real estate more particularly described as follows:

See exhibit "A" attached hereto and incorporated herein.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the Grantees, their (successors), heirs and assigns forever. We covenant with the said Grantees that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those matters appearing of record and real property taxes.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons whomsoever.

Whenever 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 hand this 22 day of October, 2021, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Angie McClure
Angie McClure

STATE OF TENNESSEE

COUNTY OF Davidson

On this 22 day of Oct., 2021, before me personally appeared Angie McClure, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

Leslie Garside
Notary Public

Printed Name: Leslie Garside

Commission Expires: 1/3/23

LESLIE GARSIDE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

EXHIBIT A
Legal Description

MORE COMMONLY KNOWN AS: 3565 Mount View Ridge Drive, Antioch, TN 37013

TAX PARCEL ID/APN (For informational purposes only): 150-12-0C-050.00-CO

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Final Plat, Mt. View Subdivision, Section Two of record Instrument No. 20010523-0053206, 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 Angie Davis, unmarried by Warranty deed from Thoroughbred Construction, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20050215-0017081 Register's Office for Davidson County, Tennessee, dated February 11, 2005 and recorded on February 15, 2005.

Being the same property conveyed to Angie McClure, married by Quitclaim deed from Angie Davis N/K/A Angie McClure of record in Instrument No. 20080319-0027827 Register's Office for Davidson County, Tennessee, dated March 14, 2008 and recorded on March 19, 2008.

Being the same property conveyed to Angie McClure, an unmarried woman by Quitclaim deed from Angie McClure, an unmarried woman of record in Instrument No. 20170104-0000597 Register's Office for Davidson County, Tennessee, dated December 15, 2016 and recorded on January 04, 2017.

Being also known as 3565 Mount View Ridge Drive Antioch, Tennessee 37013.

AFFIDAVIT OF VALUE

STATE OF GEORGIA)

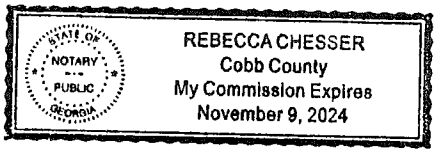
COUNTY OF COBB)

The actual consideration (or value, whichever is greater) for this transfer is $ 331,000.00

Kayla Smith
AFFIANT

Subscribed and sworn to before me, this 22nd day of October, 2021.

Rebecca Chesser
NOTARY PUBLIC
My Commission Expires:
11/9/24



Property address:

3565 Mount View Ridge Drive
Antioch, TN 37013

CERTIFICATION REQUIRED BY TCA 66-24-101(D)

I, Kayla Short, 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 10/22/2021 (date of document).

Kayla Short

Affiant Signature

10/22/2021

Date

State of Georgia

County of Guinnett

Sworn to and subscribed before me this 22nd day of October, 2021,

Notary's Signature

My Commission Expires: 10/26/24

Notary's Seal (if on paper)

STATE OF GEORGIA NOTARY PUBLIC
CYNTHIA VAN CAMPEN
Gwinnett County
My Commission Expires
October 26, 2024