Karen Johnson Davidson County
Batch# 760193 DEEDWARRSP
11/23/2021 03:22:30 PM 5 pgs
Fees: $28.00 Taxes: $1,091.50
20211123-0155672

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 #:
026060A05800CO
File Number: 2110-TN-138776
Consideration: $295,000.00

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED, executed this **9th** day of **November**, 2021,

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

and the grantee, **SAKILE A GORDON AKA SAKILE GORDON, UNMARRIED WOMAN ,** whose address is: 124 Canton Court, Goodlettsville, TN 37072

WITNESSETH: that for the sum of **Two Hundred Ninety Five Thousand Dollars and No Cents ($295,000.00)**

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: 124 Canton Court, Goodlettsville, TN 37072

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: /Bianca Gutty

Name: Bianca Gutty

Its: Authorized Signatory

State of Georgia)

ss

County of Fulton)

Before me, the undersigned authority of the State and County aforesaid, personally appeared Bianca Gutty 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 9 day of November, 2021.

Samantha Phillips
NOTARY PUBLIC
Dekalb County
State of Georgia
My Comm. Expires May 27,2025

Samantha Phillips

Notary Public

Samantha Phillips

Printed Name

My commission expires: 05-27-2025

OATH OF CONSIDERATION

State of TN)
ss
County of Davis)

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $295,000.00, which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

Sakile A Gordon AKA Sakile Gordon
SAKILE A GORDON AKA SAKILE GORDON, UNMARRIED WOMAN

This instrument was acknowledged before me on this day 17, of November 2021 by Sakile Gordon.

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 Lot No. 68, on the Plan of Final Plat of The Townhomes of/at Windsor Green, Phase 1, Section 2, of record in Plat Instrument No. 20030417-0051548, 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 Zillow Homes Property Trust, a Delaware Statutory Trust by Warranty Deed from Susan P. Smithson and Leo Barnes, wife and husband recorded on September 22, 2021 in 20210922-0127096 in the Register's Office of Davidson County, TN.

Parcel ID No: 026060A05800CO

For information purposes only: 124 Canton Court, Goodlettsville, TN 37072

Mail Tax Statements to: **Sakile Gordon**
124 Canton Court
Goodlettsville, TN 37072

New Owner's Address: **Sakile Gordon**
124 Canton Court
Goodlettsville, TN 37072

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 11/09/2021.

Date

Affiant Signature

11/17/2021
Date

State of TEXAS

County of DALLAS

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

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