Karen Johnson Davidson County
Batch# 763655 DEEDWARR
12/01/2021 09:27:30 AM 6 pgs
Fees: $33.00 Taxes: $1,102.60
20211201-0158435

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:
FKH SFR PropCo H, L.P., a Delaware Limited Partnership
1850 Parkway Place, Suite 900
Marietta, GA 30067

Name and address of new owner:
FKH SFR PropCo H, L.P., a Delaware Limited Partnership
1850 Parkway Place, Suite 900
Marietta, GA 30067

Map parcel number: 150-10-0-086-00
Property Address: 3029 Towne Valley Rd., Antioch, TN 37013
Source of Title: See Exhibit "A" attached hereto and incorporated herein.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Two Hundred Ninety-Eight Thousand Dollars and NO/100 ($298,000.00), 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,

Wagih Soliman, a married man and Talaat Hanna , a married man

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

FKH SFR PropCo H, L.P., a Delaware Limited Partnership,

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 13th 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.

Wagih Soliman

Wagih Soliman

STATE OF Virginia

COUNTY OF Chesterfield

Personally appeared before me, Albert Lamont Johnson a, a Notary Public in and for said County and State, Wagih Soliman, which whom I am personally acquainted, and who acknowledged that such person executed the within instrument for the purposes therein contained, and who further acknowledged that such person is the Attorney in Fact of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 13th day of October, 2021

Albert Lamont Johnson

Notary Public Electronic Notary Public

Printed Name: Albert Lamont Johnson

My Commission Expires:
03/31/2024

COMMONWEALTH OF VIRGINIA · N · ELECTRONIC NOTARY PUBLIC

Albert Lamont Johnson

REGISTRATION NUMBER
7860470
COMMISSION EXPIRES
March 31, 2024

Notarized online using audio-video communication

Witness our hand this 13th day of October, 20 21, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Talaat Hanna

Talaat Hanna

STATE OF Texas

COUNTY OF Fort Bend

Personally appeared before me Lavonia Kimani, a Notary Public in and for said County and State, Talaat Hanna, which whom I am personally acquainted, and who acknowledged that such person executed the within instrument for the purposes therein contained, and who further acknowledged that such person is the Attorney in Fact of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 13th day of October, 20 21

Lavonia Kimani

Notary Public

Printed Name: Lavonia Kimani

My Commission Expires: 05/15/2022

NOTARY PUBLIC STATE OF TEXAS

Lavonia Kimani

ID NUMBER
1477583
COMMISSION EXPIRES
May 15, 2022

Notarized online using audio-video communication

EXHIBIT A

Legal Description

MORE COMMONLY KNOWN AS: 3029 Towne Valley Rd., Antioch, TN 37013

TAX PARCEL ID/APN (For informational purposes only): 150-10-0-086-00

Land in Davidson County, Tennessee, being Lot No. 262 on the Plan of Section Three, Towne Village of the Country of record in Plat Book 5200, Page(s) 268 and 269, 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 Wagih Soliman, a married man and Talaat Hanna, a married man, as tenants in common by Warranty deed from Randy R. Schroeder and wife, Kimberly Schroeder of record in Instrument No. 20210708-0092493 Register's Office for Davidson County, Tennessee, dated July 07, 2021 and recorded on July 08, 2021.

AFFIDAVIT OF VALUE

STATE OF Virginia)

COUNTY OF Chesterfield)

The actual consideration (or value, whichever is greater) for this transfer is $298,000.00.

Wagih Soliman

AFFIANT

Subscribed and sworn to before me, this 13th day of October, 2021.

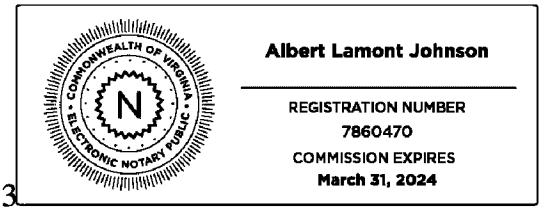
Albert Lamont Johnson

NOTARY PUBLIC

Electronic Notary Public

My Commission Expires:

~~03/31/2024~~



Property address: 3029 Towne Valley Rd., Antioch, TN 37013

Notarized online using audio-video communication

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 10/13/2021 (date of document).

Kayla Short

Affiant Signature

10/13/2021

Date

State of Georgia

County of Guinnett

Sworn to and subscribed before me this 13th day of October, 2021,

Notary's Signature

My Commission Expires: 10/26/24

Notary's Seal (if on paper)

