Register Return To:
Land Title South, Inc.
3326 Aspen Grove Dr.
Suite 400
Franklin, TN 37067

24 cr
660

WARRANTY DEED

Karen Johnson Davidson County
Batch# 767850 **DEEDWARR**
12/06/2021 11:34:45 AM 3 pgs
Fees: $18.00 Taxes: $2,843.45

20211206-0161314

BS-EXT-21-1085

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $768,500.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30 DAY OF NOVEMBER, 2021.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

SUSAN HARVILLE
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
June 26, 2022
COUNTY OF WILLIAMSON

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Whites Creek Pike, LLC	Visio Financial Services Inc.	
(NAME) **1085 Whites Creek Pike**	(NAME) 1905 Kramer Lane Ste B700	**071-14-0D-001.00-CO**
(ADDRESS) **Nashville, TN 37207**	(ADDRESS) Austin TX 78758	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **ADRIAN LAM AND CHRISTOPHER SO AND RYAN HONG-WAH HO AND JAMES GRIER CAMPBELL, IV, UNMARRIED, AND AND EUGENE D. TAI,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **WHITES CREEK PIKE, LLC,** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit A, Homes at 24 Fern Avenue, as shown in the Declaration of Covenants, Conditions and Restrictions for Homes at 24 Fern Avenue, a Horizontal Property Regime with Private Elements of record in Instrument Number 20160803-0080210, and amended in Instrument Number 20200729-0083624, 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 Adrian Lam, unmarried, Christopher So, unmarried, Ryan Hong-Wah Ho, unmarried, James Grier Campbell, IV, unmarried, and Eugene D. Tai, unmarried, as Tenants in Common by Warranty deed from Highland Homes, LLC of record in Instrument No. 20171010-0103673 Register's Office for Davidson County, Tennessee, dated October 05, 2017 and recorded on October 10, 2017.

This conveyance is subject to:
- Taxes for the year 2021
- Subject to all matters shown on the Plan of record in Plat Book 547, Page 64, Register's Office for Davidson County, Tennessee.
- Terms, provisions, covenants, conditions, restrictions, easements, charges, assessments and liens provided in the Covenants, Conditions and Restrictions of record in Instrument Number 20160803-0080210 and amended in Instrument Number 20200729-0083624, Register's Office for Davidson County, Tennessee
- Charter for Homes at 24 Fern Avenue HOA of record in Instrument Number 20160803-0080209, in the Register's Office for Davidson County, Tennessee.
- Easements of record in Book 4122, Page 670 and Book 4124, page 709, in the Register's Office for Davidson County, Tennessee.
- Agreement for Dedication of Easement and/or Public Street Right of Way of record in Instrument Number 20161027-0113678, in the Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **1085 Whites Creek Pike, Nashville, Tennessee 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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is 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 GRANTEE(S), 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.

Witness my/our hand(s) this the 30th DAY OF NOVEMBER, 2021.

Adrian Lam

as Attorney in Fact for Christopher So
Christopher So by his Attorney-in-Fact, Adrian Lam

as Attorney in Fact for Ryan Hong-Wah Ho
Ryan Hong-Wah Ho by Adrian Lam, Attorney-in-Fact

as Attorney in Fact for James Grier Campbell, IV
James Grier Campbell, IV by Adrian Lam, Attorney-in-Fact

as Attorney in Fact for Eugene D. Tai
Eugene D. Tai by Adrian Lam, his Attorney-in-Fact

STATE OF ~~TENNESSEE~~ California
COUNTY OF ~~DAVIDSON~~ Los Angeles

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

Witness my hand and official seal, this the 30th of November, 2021.

Notary Public
My Commission Expires: 01.23.2023
(SEAL)

EILEEN SAKAOGHLI
Notary Public - California
Los Angeles County
Commission # 2273188
My Comm. Expires Jan 23, 2023

STATE OF ~~TENNESSEE~~ California
COUNTY OF ~~DAVIDSON~~ Los Angeles

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ADRIAN LAM, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of CHRISTOPHER SO, and who acknowledged he/she/they executed the same as the free act and deed of the said CHRISTOPHER SO.

Witness my hand and official seal, this the 30th of November, 2021.

Notary Public
My Commission Expires: 01.23.2023
(SEAL)

EILEEN SAKAOGHLI
Notary Public - California
Los Angeles County
Commission # 2273188
My Comm. Expires Jan 23, 2023

STATE OF ~~TENNESSEE~~ California
COUNTY OF ~~DAVIDSON~~ Los Angeles

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ADRIAN LAM, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of RYAN HONG-WAH HO, and who acknowledged he/she/they executed the same as the free act and deed of the said RYAN HONG-WAH HO.

Witness my hand and official seal, this the 30th of November, 2021.

Notary Public
My Commission Expires: 01.23.2023
(SEAL)

EILEEN SAKAOGHLI
Notary Public - California
Los Angeles County
Commission # 2273188
My Comm. Expires Jan 23, 2023

STATE OF ~~TENNESSEE~~ California
COUNTY OF ~~DAVIDSON~~ Los Angeles

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ADRIAN LAM, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of JAMES GRIER CAMPBELL, IV, and who acknowledged he/she/they executed the same as the free act and deed of the said JAMES GRIER CAMPBELL, IV.

Witness my hand and official seal, this the 30th of November, 2021.

Notary Public
My Commission Expires: 01.23.2023
(SEAL)



STATE OF ~~TENNESSEE~~ California
COUNTY OF ~~DAVIDSON~~ Los Angeles

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ADRIAN LAM, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of EUGENE D. TAI, and who acknowledged he/she/they executed the same as the free act and deed of the said EUGENE D. TAI.

Witness my hand and official seal, this the 30th of November, 2021.

Notary Public
My Commission Expires: 01.23.2023
(SEAL)



RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212