Karen Johnson Davidson County
Batch# 768507 DEEDWARR
12/06/2021 02:08:30 PM 5 pgs
Fees: $28.00 Taxes: $1,509.60
20211206-0161439

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 #:
086-14-0B-052.00-CO
File Number: 2110-TN-139013
Consideration: $408,000.00

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED, executed this 8 day of November, 2021,

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

and the grantee, **Jacob Aaron Houk and Sydney Leigh Chadwell, as joint tenants with righht of survivorship,** whose address is: 3125 Lake Drive, Hermitage, TN 37076

WITNESSETH: that for the sum of **Four Hundred Eight Thousand Dollars and No Cents ($408,000.00)**

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: 3125 Lake Drive, Hermitage, TN 37076

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 Crudy

Name: Bianca Crudy

Its: Authorized Signatory

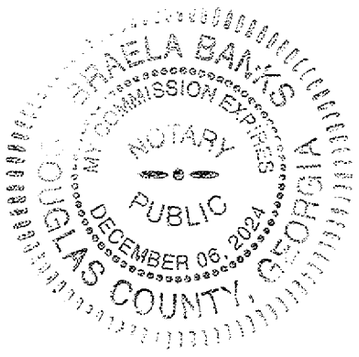
State of Georgia)

ss

County of Fulton)

Before me, the undersigned authority of the State and County aforesaid, personally appeared Bianca Crudy 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 8th day of November, 2021.



Notary Public

Braela Banks

Printed Name

My commission expires: 12-6-24

Exhibit A
Legal Description

Land in Davidson County, Tennessee, being Lot No. 128, on the Plan of Revised Plan of Fleetwood Subdivision, Phase One, of record in Plat Book 6900, Pages 248 and 249 (erroneously omitted in prior deeds), as revised in Plat Book 6900, Pages 465 and 466, Register's Office for said County, to which plan reference is hereby made for a more complete description.
Being the same property conveyed to Zillow Homes Property Trust, a Delaware Statutory Trust by Warranty Deed from Grace Alexander Bluerock, a Single Woman recorded on September 2, 2021 in 20210902-0118368 in the Register's Office of Davidson County, TN.

Parcel ID No: 086-14-0B-052.00-CO

For information purposes only: 3125 Lake Drive, Hermitage, TN 37076

Mail Tax Statements to:
3125 Lake Drive
Hermitage, TN 37076

New Owner's Address:
3125 Lake Drive
Hermitage, TN 37076

OATH OF CONSIDERATION

State of Tennessee)
ss
County of Williamson)

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $408,000.00, which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

NVD ~~Jacob Houk~~ Megan Dupriest

NVD ~~Sydney Chadwell~~

This instrument was acknowledged before me on this day 3, of November, 2021.

2021 by ~~Jacob Houk and Sydney Chadwell.~~ NVD Megan Dupriest

Notary Public

Madison Gonzalez

Printed Name

Commission expires: _____

MADISON GONZALEZ
TENNESSEE NOTARY PUBLIC
My Comm Exp. 3/15/2025
COUNTY OF WILLIAMSON

Certificate of Authenticity

I, **Joshua A. Terry**, 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 11/8/21.

Affiant Signature

12/2/21
Date

State of Tennessee

County of Williamson

Sworn to and subscribed before on 12/2/21.

Notary's Signature

My Commission Expires:

REBECCA SHUKIS
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
12/15/2021
COUNTY OF WILLIAMSON