Prepared by and return to:
Summit Title & Escrow, LLC
6263 Poplar Avenue, Suite 801
Memphis, Tennessee 38119
(901) 881-8600

Karen Johnson Davidson County
Batch# 771826 DEEDWARR
12/10/2021 03:49:30 PM 5 pgs
Fees: $28.00 Taxes: $1,435.60
20211210-0164351

Property Appraiser's Parcel ID #:
174 11 0A 530.00
Consideration: $388,000.00

WARRANTY DEED

THIS SPECIAL WARRANTY DEED, executed this 3rd day of December, 2021,

by and between the grantor, **Zillow Homes Property Trust, a Delaware Statutory Trust** and the grantee, **MCH SFR Property Owner 1 LLC, a Delaware Limited Liability Company,** whose address is: 14355 Commerce Way, Miami Lakes, FL 33016.

WITNESSETH: that for the sum of **Three Hundred and Eighty-Eight Thousand Dollars and No Cents**

($388,000.00)

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: 1457 Ohara Drive, Antioch, TN 37013

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 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: Kéla Montgomery

Name: Kéla Montgomery
Its: Authorized Signatory

State of Georgia)
ss
County of Fulton)

Before me, the undersigned authority of the State and County aforesaid, personally appeared Kéla Montgomery 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 22 day of October, 2021.

KEZZIE JOSEPH NOTARY PUBLIC CLAYTON COUNTY, GEORGIA MY COMMISSION EXPIRES APRIL 20, 2025

Kezzie Joseph
Notary Public

Kezzie Joseph
Printed Name

My commission expires: 4/20/25

Exhibit A
Legal Description

Land in Davidson County, Tennessee being Lot No. 101 on the Plan of Cane Ridge Farms, Phase III, Section 1, as shown by plat of record at Plat Instrument No. 20070525-0062643 and First Amendment is recorded in Instrument No. 20070703-0079200, Register's Office for Davidson County, Tennessee to which Plan reference is hereby made for a more complete description of said lot.

This real property being all or part of the property conveyed by deed of record in Instrument No. 20210908-0120604 in the Register's Office of Davidson County, Tennessee.

Parcel ID No: 174 11 0A 530.00

For information purposes only: 1457 Ohara Drive, Antioch, TN 37013

Mail Tax Statements to:
MCH SFR Property Owner 1 LLC, a Delaware Limited Liability Company
14355 Commerce Way
Miami Lakes, FL 33016

New Owner's Address:
MCH SFR Property Owner 1 LLC, a Delaware Limited Liability Company
14355 Commerce Way
Miami Lakes, FL 33016

OATH OF CONSIDERATION

State of Georgia)
ss
County of Fulton)

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $388,000.00, which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

Kezia Montgomery
Affiant

This instrument was acknowledged before me on this day 22 of October, 2021.

Kezzie Joseph
Notary Public

Kezzie Joseph
Printed Name

Commission expires: 4/20/25

KEZZIE JOSEPH NOTARY PUBLIC CLAYTON COUNTY, GEORGIA MY COMMISSION EXPIRES APRIL 20, 2025

Tennessee Certification of Electronic Document

I, Stevie Frisch, 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 December 3, 2021 (date of document).

Affiant Signature

12/8/2021
Date

State of Tennessee

County of Shelby

Sworn to and subscribed before me this 8th day of December, 2021.

Stephanie Tremmel
Notary's Signature

MY COMMISSION EXPIRES: May 8, 2023

NOTARY'S SEAL

STEPHANIE TREMMEL
STATE OF TENNESSEE NOTARY PUBLIC
SHELBY COUNTY