Karen Johnson Davidson County
Batch# 773552 DEEDWARR
12/14/2021 01:36:30 PM 3 pgs
Fees: $18.00 Taxes: $806.60
20211214-0165235

Prepared By & Return To:
Lakeside Title & Escrow
854 Wren Road
Goodlettsville, TN 37072
21-2730TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 218,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 11TH day of November, 2021.

Notary Public

Commission Expiration: 10.12.2024

AMANDA S. YOUNG
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL:
ILE Homes Single Family Rental Fund LP 288 Haynes Park Drive Nashville, TN 37218	**SAME AS NEW OWNER.**	059 13 0 153.00

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Reuben I. Jackson, Jr and wife, Vanzora M. Jackson**, HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ILE Homes Single Family Rental Fund LP** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **Davidson** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Property known as 288 Haynes Park Drive Nashville, TN 37218, County of Davidson to wit:

Land in Davidson County, Tennessee, being Lot No. 223 on the Plan of Haynes Park Subdivision, Sec. III, as of record in Book 4460, Page 185, Register's Office for said County.

Said Lot No. 223 fronts 81 feet on the easterly side of Haynes Park Drive and runs back between lines 120.97 feet on the northerly side and 123.62 feet on the southerly side to a line at the rear on which it measures 84.13 feet thereon.

Being the same property conveyed to Reuben I. Jackson, Jr and wife, Vanzora M. Jackson, by deed from W.L. Bainbridge Company dated 08/07/1974 filed and recorded 08/30/1974 of record in Book 4848, Page 516, said Register's Office.

Tax Map and Parcel ID is as follows 059 13 0 153.00

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

This is improved property known as: 288 Haynes Park Drive, Nashville, TN 37218

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unemcumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and

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 hand this 12th day of November, 2021.

Reuben I. Jackson, Jr

Vanzora M. Jackson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 12th day of November, 2021, before me personally appeared **Reuben I. Jackson, Jr and Vanzora M. Jackson**, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that such persons executed the same as such person's free act and deed.

Witness my hand and official seal at office this 12th day of November, 2021.

Notary Public

DOLORES E. BROWN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 04-17-2023

Commission Expiration: 4/17/2023

LTE File No.: 21-2730TN

Tennessee Certification of Electronic Document

I, Amanda Young, 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 11/12/2021 (date of document).

Affiant Signature

11/18/2021
Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 18th day of November, 2021.

Taylor Anderson
Notary's Signature

MY COMMISSION EXPIRES: 07-03-2023

NOTARY'S SEAL

TAYLOR ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES JULY 3, 2023