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

Karen Johnson Davidson County
Batch# 784372 DEEDWARRSP
01/04/2022 01:06:12 PM 4 pgs
Fees: $23.00 Taxes: $787.73
20220104-0001275

Property Appraiser's Parcel ID #:
073-07-0-256.00
File Number: 2112-TN-141744
Consideration: $212,900.00

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED, executed this 29 day of December, 2021,

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

and the grantee, **Whitney Davene Blankenship, an unmarried woman as her sole and separate property ,** whose address is: 2438 Fairbrook Dr, Nashville, TN 37214

WITNESSETH: that for the sum of **Two Hundred Twelve Thousand Nine Hundred Dollars and No Cents ($212,900.00)**

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: 2438 Fairbrook Dr, Nashville, TN 37214

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: Shanice Eboigbe

Name: Shanice Eboigbe

Its: Authorized Signatory

State of Georgia)

ss

County of Fulton)

Before me, the undersigned authority of the State and County aforesaid, personally appeared Shanice Eboigbe 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 29 day of December, 2021.

Nate Steinbecker
NOTARY PUBLIC
Hall County, GEORGIA
My Commission Expires 07/28/2025

Notary Public

Nate Steinbecker

Printed Name

My commission expires: 7.28.2025

OATH OF CONSIDERATION

State of TN)
ss
County of Davidson)

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $212,900.00, which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

Michael L. Jacobs

This instrument was acknowledged before me on this day 3, of Jan 2022, ~~2021 by Whitney Devore-Blankenship~~.

Notary Public

Judith C. Jacobs

Printed Name

Commission expires: 9-16-23

JUDITH C. JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

Exhibit A
Legal Description

Being Lot No. 12-B on the Plan of Zone Lot Division of Lot No. 12, Cabin Hill, Section 1, of record in Plat Book 6900, Page 707, amending Plat Book 5200, Page 581, Register's Office for Davidson County, Tennessee, to which plat 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 Marcia Oliveira Mendonca, an unmarried person
recorded on October 22, 2021 in 20211022-0142161 in the Register's Office of Davidson County, TN.

Parcel ID No: 073-07-0-256.00

For information purposes only: 2438 Fairbrook Dr, Nashville, TN 37214

Mail Tax Statements to:
2438 Fairbrook Dr
Nashville, TN 37214

New Owner's Address:
2438 Fairbrook Dr
Nashville, TN 37214