New Owner Name and Address to:
TBR SFR NASHVILLE OWNER 1, L.P.,
A DELAWARE LIMITED PARTNERSHIP
9200 E. Hampton Dr.
Capitol Heights, MD 20743

Karen Johnson Davidson County
Batch# 807993 DEEDWARR
02/17/2022 04:04:30 PM 4 pgs
Fees: $23.00 Taxes: $1,468.90
20220217-0018822

Mail tax bills to:
TBR SFR NASHVILLE OWNER 1, L.P.,
A DELAWARE LIMITED PARTNERSHIP
9200 E. Hampton Dr.
Capitol Heights, MD 20743

Map & Parcel No: 108 04 0 138.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Anthony B. Boss and Sonia J. Boss, husband and wife**, "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **TBR SFR NASHVILLE OWNER 1, L.P., A DELAWARE LIMITED PARTNERSHIP,** "the Grantee," the following described real estate in Davidson County, Tennessee:

Being Lot No. 326 on the plan of Larchwood, Section 6, as of record in Plat Book 6250, Page 235 (Erroneously Referenced as 325 on prior conveyance), Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Anthony B. Boss and Sonia J. Boss, by Warranty Deed from Sabrina N. Tonn, of record in Instrument No. 20170724-0074492, in the Register's Office of Davidson County, Tennessee, dated July 18, 2017 and recorded on July 24, 2017.

This improved property known as 816 Restover Ct., Nashville TN 37214.

TO HAVE AND TO HOLD said real estate unto the Grantee, and the Grantee's successors, heirs and assigns, forever in fee simple.

Grantor covenants that it is lawfully seized and possessed of said real estate, has good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out), and will forever warrant and defend said title against any and all lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed on the 18th day of January, 2022.

_____(SEAL)
Anthony B. Boss

_____(SEAL)
Sonia J. Boss

STATE OF TENNESSEE
COUNTY OF Tennessee

On this 18th day of January, 2022, before me personally appeared Anthony B. Boss and Sonia J. Boss, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 18th day of January, 2022.

_____
Notary Signature
My commission expires:

KARLA LILLEY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES 10-7-2023

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
)
COUNTY OF Williamson)

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $397,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

(Affiant)

Sworn to and subscribed before me this
18th day of January, 2022.

Notary Public
My commission expires:
File No. 2022-4058-SK

KARLA LILLEY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES 10-7-2023

Tennessee Certification of Electronic Document

I, Stevie Friesth, 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 January 18, 2022 (date of document).

Affiant Signature

2/8/2022
Date

State of Tennessee

County of Shelby

Sworn to and subscribed before me this 8 day of February, 2022.

Notary's Signature

MY COMMISSION EXPIRES: _____

TAYLOR HUTSON
STATE OF TENNESSEE NOTARY PUBLIC
SHELBY COUNTY, TN
My Comm. Exp. 10-05-25

NOTARY'S SEAL