Karen Johnson Davidson County
Batch# 813769 DEEDWARR
03/02/2022 10:52:30 AM 6 pgs
Fees: $33.00 Taxes: $1,406.00
20220302-0023561

This instrument prepared by and (MAIL)
instrument may be returned to:
Charles Chacko
OS National, LLC
3097 Satellite Blvd.,
Suite 400 Duluth,
GA 30096
Tel. 770-497-9100

Send tax bills to:
MCH SFR PROPERTY OWNER 2 LLC, a Delaware Limited Liability Company
14355 Commerce Way
Miami Lakes, FL 33016

Name and address of new owner:
MCH SFR PROPERTY OWNER 2 LLC, a Delaware Limited Liability Company
14355 Commerce Way
Miami Lakes, FL 33016

Map parcel number: 136-06-0-123 00

Source of Title: See Exhibit "A" attached hereto and incorporated herein.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged,

Maichel Basilous, a single man

the Grantor herein, have this day bargained and sold, and do hereby transfer and convey unto the said,

MCH SFR PROPERTY OWNER 2 LLC, a Delaware Limited Liability Company,

the Grantees herein, their (successors), heirs and assigns, certain real estate more particularly described as follows:

See exhibit "A" attached hereto and incorporated herein.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the Grantees, their (successors), heirs and assigns forever. We covenant with the said Grantees that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those matters appearing of record and real property taxes.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the parties have executed this agreement this 2 day of February, 2020. Lol

Sellers:

Michel Basilous

Maichel Basilous

DEREK TRUELOVE
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 03/04/2024
WILSON COUNTY

406755

Whenever 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 our hand this 2 day of February, 20 22, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Maichel Basilous

Maichel Basilous

STATE OF TENNESSEE

COUNTY OF Davidson

On this 2 day of February, 20 22, before me personally appeared Maichel Basilous, 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 (or person's) free act and deed.

Notary Public

Printed Name: Derek Truelove III

Commission Expires:

3/4/24

DEREK TRUELOVE III
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 03/04/2024
WILSON COUNTY

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)

COUNTY OF Davidson County)

The actual consideration (or value, whichever is greater) for this transfer is $380,000.00.

Michael Barbalis

AFFIANT

Subscribed and sworn to before me, this 2 day of February, 2022.

NOTARY PUBLIC
My Commission Expires:
5/24

Property address: 3510 Wood Bridge Drive North, Nashville, TN 37217

DEREK TRUELOVE
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 03/04/2024
WILSON COUNTY

CERTIFICATION REQUIRED BY TCA 66-24-101(D)

I, Kayla Short, 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 February 2nd, 2022 (date of document).

Kayla Short

Affiant Signature

2/2/22

Date

State of Georgia

County of Gwinnett

Sworn to and subscribed before me this 2nd day of February, 2022,

Notary's Signature

My Commission Expires: 10/26/24

Notary's Seal (if on paper)

STATE OF GEORGIA NOTARY PUBLIC
CYNTHIA VAN CAMPEN
Gwinnett County
My Commission Expires
October 26, 2024

EXHIBIT A
Legal Description

MORE COMMONLY KNOWN AS: 3510 Wood Bridge Drive North, Nashville, TN 37217

TAX PARCEL ID/APN (For informational purposes only): 136-06-0-123 00

Land in Davidson County, Tennessee, being Lot No. 420, on the plan of Priest Lake Subdivision, Section 7-A (erroneously referred to as Section 7-1 in prior deed of record), of record in Book 5200, Pages 107-109, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description of said property.

Being the same property conveyed to Maichel Basilous, single man by Warranty deed from Brandon Adams, Trustee of The 3510 Wood Bridge Dr Trust of record in Instrument No. 20211001-0132222 Register's Office for Davidson County, Tennessee, dated September 28, 2021 and recorded on October 01, 2021.

Being also known as 3510 Wood Bridge Drive North Nashville, Tennessee 37217.

Said property being the same property conveyed by from to , recorded , at Instrument No. , of the Register's Office of Davidson County, Tennessee.