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

Karen Johnson Davidson County
Batch# 818866 DEEDWARR
03/10/2022 08:52:30 AM 4 pgs
Fees: $23.00 Taxes: $1,080.40
20220310-0027439

WARRANTY DEED

Effective as of **10th day of February, 2022,** for and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named grantee and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, **Billie Jean Bishop, f/k/a Billie Jean Sherrod, an unmarried woman** hereinafter referred to as Grantor, has bargained, sold, conveyed and by these presents does transfer sell and convey unto **VM PRONTO, LLC, a Delaware Limited Liability Company** hereinafter called the Grantee, its successors, heirs and assigns, a certain tract or parcel of land together with all improvements thereon and appurtenances thereto, in Davidson County, State of Tennessee, and described as follows:

Land in Davidson County, Tennessee, being Lot No. 61, Section 18, Edge-O-Lake Estates, as shown on plat of record in Plat Book 4675, Page 84, amended in Book 5071, Page 711, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Billie Jean Bishop a/k/a Billie Jean Sherrod, by Quitclaim Deed from Jason D. Sherrod, of record in Instrument No. 20200427-0043559, in the Register's Office of Davidson County, Tennessee, dated April 14, 2020 and recorded on April 27, 2020. Also see Final Decree of Divorce of record in Case No. 20D-204, Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Billie Jean Bishop and Jason D. Sherrod, Tenants in Common With Rights of Survivorship, by Warranty Deed from Ellen Kotzbauer, of record in Instrument No. 20120227-0016579, in the Register's Office of Davidson County, Tennessee, dated February 23, 2012 and recorded on February 27, 2012.

This property is unencumbered except for all applicable restrictions, easements, visible easements, matters appearing on the plan(s) of record; and all matters referenced in the master deed and by-laws in additional to applicable government and zoning regulation; all of record in the Register's Office of **Davidson County**, Tennessee; together with the **2022 Davidson County**, Tennessee real estate taxes and is being conveyed subject to those taxes and real estate taxes and assessments for all subsequent years.

TO HAVE AND TO HOLD this tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee and Grantee's successors, heirs and assigns forever; and Grantor covenants with the Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the land is unencumbered, unless otherwise stated in this deed; and Grantor does further covenant and bind Grantor and Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the Grantee and Grantee's successors, heirs and assigns, against the lawful claims of all persons 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.

Billie Jean Bishop

WITNESS the Grantor's hand in **Davidson** County, State of Tennessee on this the 8th day of February, 2022

GRANTORS:

Billie Jean Bishop
Billie Jean Bishop, f/k/a Billie Jean Sherrod

STATE OF TENNESSEE
COUNTY OF SHELBY

On this 8th day of February, 2022, before me personally appeared Billie Jean Bishop, f/k/a Billie Jean Sherrod, 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 8th day of February, 2022.

The Notary Solution Limited
Windsor House, Cornwall Road,
Harrogate, HG1 2PW
Tel: 01423 369607

Notary Signature
My commission ~~expires~~: does not expire

New Owner Name and Address to: VM PRONTO, LLC, a Delaware Limited Liability Company 5001 Plaza On The Lake #200 Austin, TX 78746 Property Address: 545 Owendale Drive Antioch, TN 37013 Mail tax bills to: VM PRONTO, LLC, a Delaware Limited Liability Company 5001 Plaza On The Lake #200 Austin, TX 78746 Parcel I.D. Numbers: 150 01 0 308.00	I, or we, hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration for this transfer is $ 292,000.00 Billie Jean Bishop AFFIANT Subscribed and sworn to before me this 8th day of February, 2022 NOTARY PUBLIC Commission ~~expires~~: does not expire.

Katherine Ann Beckett
Notary Public

The Notary Solution Limited
Windsor House, Cornwall Road,
Harrogate, HG1 2PW
Tel: 01423 369607

APOSTILLE

(Convention de La Haye du 5 octobre 1961)

1.	**Country:** Pays / Pais:	United Kingdom of Great Britain and Northern Ireland
	This public document Le présent acte public / El presente documento público	
2.	**Has been signed by** a été signé par ha sido firmado por	Katherine Ann Beckett
3.	**Acting in the capacity of** agissant en qualité de quien actúa en calidad de	Notary Public
4.	**Bears the seal / stamp of** est revêtu du sceau / timbre de y está revestido del sello / timbre de	The Said Notary Public

Certified

Attesté / Certificado

5.	**at** á / en London	6.	**the** le / el día 10 February 2022
7.	**by** par / por	Her Majesty's Principal Secretary of State for Foreign, Commonwealth and Development Affairs	
8.	**Number** sous no / bajo el numero	APO-2821122	
9.	**Seal / stamp** Sceau / timbre Sello / timbre	10.	**Signature** Signature Firma A. Hodges

This Apostille is not to be used in the UK and only confirms the authenticity of the signature, seal or stamp on the attached UK public document. It does not confirm the authenticity of the underlying document. Apostilles attached to documents that have been photocopied and certified in the UK confirm the signature of the UK official who conducted the certification only. It does not authenticate either the signature on the original document or the contents of the original document in any way.

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Tennessee Certification of Electronic Document

I, John Zelinka, 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 10, 2022 (date of document).

Affiant Signature

2/18/2022
Date

State of Tennessee

County of Shelby

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

Stephanie Tremmel
Notary's Signature

MY COMMISSION EXPIRES: May 8, 2023

NOTARY'S SEAL

STEPHANIE TREMMEL
STATE OF TENNESSEE NOTARY PUBLIC
SHELBY COUNTY

202203100027439