Karen Johnson Davidson County
Batch# 833882 DEEDWARR
04/04/2022 11:23:30 AM 5 pgs
Fees: $28.00 Taxes: $1,628.00
20220404-0038626

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 3 LLC, a Delaware Limited Liability Company
14355 Commerce Way
Miami Lakes, FL 33016

Name and address of new owner:
MCH SFR Property Owner 3 LLC, a Delaware Limited Liability Company
14355 Commerce Way
Miami Lakes, FL 33016

Map parcel number: 147-11-0-084.00

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,

Michael Styers and Teia Styers, husband and wife

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

MCH SFR Property Owner 3 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.

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 22nd day of MACRCH, 2022, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Michael Styers

Michael Styers

Teia Styers

Teia Styers

STATE OF Virginia

COUNTY OF Spotsylvania

On this 22nd day of March, 2022, before me personally appeared Michael Styers and Teia Styers, 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: Nickcora Reed

Commission Expires:

09/30/2023

Nickcora Reed

REGISTRATION NUMBER
7846295
COMMISSION EXPIRES
September 30, 2023

Notarized online using audio-video communication

EXHIBIT A
Legal Description

MORE COMMONLY KNOWN AS: 572 Whispering Hills Drive, Nashville, TN 37211

TAX PARCEL ID/APN (For informational purposes only): 147-11-0-084.00

Land in Davidson County, Tennessee, being Lot No. 408 on the Plan of Whispering Hills, Section II-C of record in Plat Book 2663, Page 66 and 67, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Michael Styers and wife, Teia Styers by Warranty deed from Marc J. Long of record in Instrument No. 20120202-0009486 Register's Office for Davidson County, Tennessee, dated January 31, 2012 and recorded on February 02, 2012.

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

AFFIDAVIT OF VALUE

STATE OF Virginia)

COUNTY OF Spotsylvania)

The actual consideration (or value, whichever is greater) for this transfer is $440,000.00.

Michael Styers

AFFIANT

Subscribed and sworn to before me, this 22nd day of March, 2022. by Michael Styers

NOTARY PUBLIC

My Commission Expires:

09/30/2023



Property address: 572 Whispering Hills Drive, Nashville, TN 37211

Notarized online using audio-video communication

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 03-22-2022 (date of document).

Kayla Short

Affiant Signature

03-22-2022

Date

State of Georgia

County of Guinnett

Sworn to and subscribed before me this 22nd day of MARCH, 2022,

Notary's Signature

My Commission Expires: 10/24/24

Notary's Seal (if on paper)

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